

Torgormack Lodge

Torgormack, Beaulys, IV4 7AQ



Offers Over £550,000





Overview

- Beautiful spacious detached family home with views of surrounding countryside
- Flexible living accommodation, ideal for families & those working from home
- Lounge, kitchen/diner, family room/dining room, utility, WC
- 5 bedrooms, 4 with ensuite shower rooms, family bathroom
- 1 acre plot with gardens to front and rear, integral double garage, drive
- EPC Band C



Description

A fantastic opportunity to purchase a spacious family home, located on the outskirts of the desirable village of Beaulieu. This immaculate home is situated in approximately 0.87 acre of grounds and its elevated position offers outlooks across the surrounding hills and countryside. The bright lounge has windows on dual aspects and a feature fireplace with multi-fuel burning stove. There are double doors which lead into the family room/dining room, providing an additional reception room. Large sliding glass doors open to the patio, ideally positioned to sit and enjoy the sun. The large kitchen/diner is the heart of the home and has ample space for a dining table and 6 chairs for more formal dining. There are plenty of units and work surface space, as well as a Rangemaster and extractor. The utility room has space for a washing machine, tumble dryer and fridge/freezer. Continuing on the ground floor is the 5th bedroom with ensuite shower room and there is a useful WC. Upstairs are 4 well appointed double bedrooms with 3 benefitting from ensuite shower rooms. All the bedrooms have generous wardrobes with bedroom 3 offering a Juliette balcony where views across the countryside can be appreciated. The family bathroom completes the accommodation. There is ample storage throughout, with two hall cupboards, and a partially floored loft with Ramsay ladder. There is double glazing throughout and oil fired central heating. The grounds surrounding the property are mostly laid to lawn, with mature shrubs and trees. A gravelled drive with space for 6 cars leads to the double garage, which has power and lights. Overall this is a fantastic family home for those looking for a spacious and attractive property within easy commuting distance from Inverness.



Room Dimensions

Lounge	(18' 9" x 16' 3") or (5.71m x 4.96m)
Dining Room	(11' 5" x 16' 3") or (3.47m x 4.96m)
Kitchen / Diner	(13' 7" x 16' 3") or (4.15m x 4.95m)
Utility Room	(13' 10" x 8' 6") or (4.22m x 2.60m)
Principal Bedroom	(14' 4" x 13' 5") or (4.37m x 4.08m)
Principal Bedroom En Suite	(6' 10" x 7' 3") or (2.09m x 2.22m)
Bedroom 2	(11' 9" x 16' 4") or (3.58m x 4.99m)
Bedroom 2 En Suite	(6' 4" x 8' 7") or (1.93m x 2.62m)
Bedroom 3	(16' 3" x 14' 3") or (4.96m x 4.35m)
Bedroom 3 En Suite	(5' 8" x 7' 1") or (1.72m x 2.16m)
Bedroom 4	(11' 1" x 12' 2") or (3.38m x 3.72m)
Bedroom 5	(13' 4" x 11' 9") or (4.07m x 3.57m)
Bedroom 5 En suite	(4' 7" x 7' 10") or (1.39m x 2.39m)
Bathroom	(12' 2" x 8' 10") or (3.71m x 2.69m)





Services

Mains electricity and water, private drainage to septic tank. Oil tank. Satellite, telephone and broadband.

Extras

All fitted floor coverings, fixtures and fittings, including all light fittings. Curtain poles and window blinds. Integrated appliances including the Rangemaster and extractor.

Council Tax

Band G

Tenure

Freehold

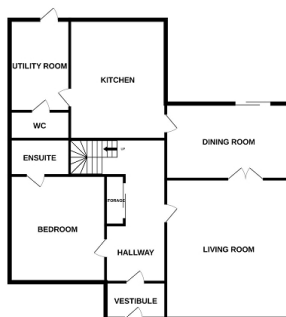
Entry

By mutual agreement.

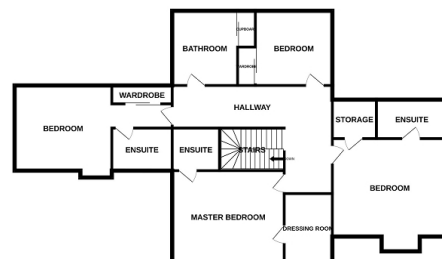
Viewing

To arrange a viewing of this property please contact Emma on 07850 407884 or 01463 233218.

GROUND FLOOR



1ST FLOOR



Tel: 01463 233218

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