

5 Stratherrick Gardens, Lochardil

Inverness, IV2 4LX



Offers Over £285,000





Overview

- Immaculate 3 bed detached villa in desirable location
- Sought after Lochardil primary school catchment
- Open plan lounge/kitchen/diner, utility, WC
- 3 double bedrooms and family bathroom
- Private enclosed sunny rear garden, driveway, integral garage
- EPC Band C



Description

Fantastic opportunity to purchase a 3 detached villa within the sought after Lochardil area of Inverness. The stylish decor and well proportioned rooms will appeal to young professionals and families alike. To the front of the property is the good sized lounge with an archway that leads into the spacious dining area with patio doors that open on to the rear garden. There is ample room for a dining table and six chairs. The kitchen has good work top space, storage and integrated appliances including a gas hob, electric oven and extractor. Off the kitchen is a useful utility with sink that provides further storage, an under counter fridge, access to the rear garden and houses the gas boiler. The washing machine, tumble dryer and fridge/freezer are housed in the integral garage. A useful WC completes the ground floor accommodation. Upstairs are the three double bedrooms two with fitted storage and the family bathroom with mains shower over the bath. There is double glazing and gas central heating throughout. The south-west facing rear garden is fully enclosed mostly laid to lawn with a decking area and lovely sunken seating area at the rear of the garden perfectly placed to enjoy the sun. The driveway has parking for 2 cars and leads to a large garage which has power and lights. This lovely property will appeal to the discerning buyer looking for a quality family home in the sought after Lochardil area of Inverness.



Room Dimensions

Lounge (11' 5" x 16' 6") or (3.47m x 5.02m)

Dining Area (10' 7" x 9' 9") or (3.23m x 2.97m)

Kitchen (9' 9" x 8' 9") or (2.98m x 2.66m)

Utility Room (9' 5" x 4' 10") or (2.87m x 1.47m)

WC (3' 8" x 6' 6") or (1.11m x 1.97m)

Bedroom 1 (9' 5" x 12' 5") or (2.88m x 3.79m)

Bedroom 2 (8' 11" x 9' 5") or (2.71m x 2.87m)

Bedroom 3 (9' 4" x 7' 11") or (2.84m x 2.41m)

Bathroom (7' 8" x 5' 1") or (2.34m x 1.54m)





Extras

All fitted floor coverings, fixtures and fittings, including all light fittings. Curtains with the exception of those in the lounge and dining room, curtain poles and window blinds. Integrated gas hob, electric oven, extractor. Under counter fridge, under counter freezer, washing machine, tumble dryer.

Services

Mains gas, electricity, water and drainage. Telephone and broadband.

Tenure

Freehold

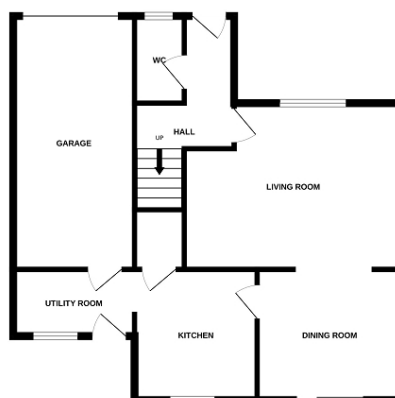
Council tax

Band E

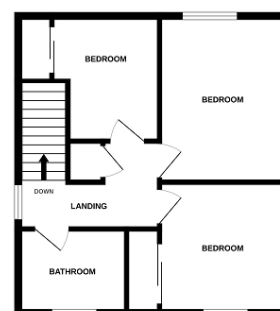
Viewing

To arrange a viewing of this property please contact Louise on 07796673594 or 01463 233218.

GROUND FLOOR



1ST FLOOR



Tel: 01463 233218

The Greenhouse, Beechwood Business Park, Inverness. IV2 3BL

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