

27 Celt Street

City Centre, Inverness, IV3 5JD

Offers Over £190,000





Overview

- Traditional stone built 2 bedroom end terraced villa
- Walking distance to Inverness city centre
- Lounge, kitchen/diner, two bedrooms, bathroom and shower room
- Close to picturesque River Ness and local amenities
- Great buy for investors or first time buyers
- EPC Band F



Description

Fantastic opportunity to purchase a well presented two bedroom end terraced house, ideally located within walking distance of the city centre and the River Ness. Currently licensed as a short term property rental, the property is decorated in neutral tones, the property offers a cosy lounge to the front of the property, and a spacious modern kitchen/diner to the rear with ample space for a dining table and 4 chairs. The kitchen comes with integrated appliances including an induction hob, electric oven, extractor, slimline dishwasher, fridge freezer, washing machine and microwave. The modern family bathroom with rolltop bath completes the ground floor accommodation. Upstairs are two well appointed double bedrooms both with fitted wardrobe storage and a modern shower room. There is double glazing and electric heating throughout. Additional storage is provided by an under stair cupboard and cupboard to bedroom 2. There is a small private garden to the rear which is fully enclosed and easily maintained, and on-street permit parking to the front.



Room Dimensions

Lounge (10' 11" x 10' 11") or (3.34m x 3.32m)

Kitchen / Diner (11' 1" x 11' 8") or (3.39m x 3.55m)

Bedroom 1 (13' 3" x 9' 7") or (4.05m x 2.91m)

Bedroom 2 (11' 8" x 11' 8") or (3.55m x 3.55m)

Shower Room (4' 7" x 4' 7") or (1.40m x 1.40m)

Bathroom (8' 1" x 6' 4") or (2.46m x 1.92m)





Extras

All fitted floor coverings, fixtures and fittings, including all light fittings and window blinds. Integrated appliances include induction hob, electric oven, extractor, slimline dishwasher, washing machine and microwave. Furniture can be available under separate negotiation.

Services

Electricity, water and drainage. Broadband.

Council tax

Not currently rated due to use as an Air B & B. Banding to be assessed upon sale.

Domestic Rateable Value

£2,600

Tenure

Freehold

Floor Area

77m2

Entry

By mutual agreement.



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