



Community Way, Lossiemouth, IV31 6RL
Offers Over £140,000

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Two bedroom semi detached house located in a popular residential area in Lossiemouth.

Accommodation comprises: Entrance hall, lounge, kitchen diner, two double bedrooms and a bathroom.

Gardens to the front and rear.

Double glazing and gas central heating.

Parking can be found to the rear of the property in the communal car park.

Lossiemouth offers a variety of services which include primary and secondary schools, local shops, supermarkets and restaurants.

The town has a selection of outdoor leisure pursuits and boasts two beautiful sandy beaches, championship links golf course, marina and a harbour.

EPC D

Council tax band B

Entrance hallway

A wooden and glazed door leads into the entrance hallway.

Fitted carpet.

Central heating radiator.

Under stair storage cupboard.

Walk in cupboard housing the gas combi boiler.

A carpeted staircase leads up the first floor accommodation.

Lounge 13'5" x 10'9" (4.1 x 3.3)

Bright lounge with two double glazed windows to the front aspect.

Fitted carpet.

Central heating radiator.

Ceiling light fitting.

Electric flame effect fire.

Kitchen/Diner 19'4" x 7'6" (5.9 x 2.3)

Double glazed window to the rear aspect.

Wall mounted cupboards and fitted base units.

Single sink with drainer.

Integrated four ring gas hob, overhead extractor unit and electric oven

Space to accommodate a washing machine.

Space to accommodate a fridge/freezer

Tile effect flooring

A wooden and glazed exterior door leads out to the rear garden.

Archway leads to the dining area.

Fitted carpet

Ceiling light fitting.

Double glazed window to the rear aspect.

Stairs Landing

Hallway providing access to the two double bedrooms and bathroom.

Ceiling light fitting.

Loft access hatch.

Bathroom 5'10" x 6'6" (1.8 x 2)

Three piece bathroom comprising toilet, pedestal wash hand basin and bath with electric shower over and glass



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screen.

Double glazed opaque window to the rear aspect.

Ceiling spotlights.

Central heating radiator.

Vinyl flooring.

Bedroom 1 12'5" x 10'5" (3.8 x 3.2)

Spacious double bedroom with a double glazed window to the rear aspect.

Fitted carpet.

Ceiling light fitting.

Central heating radiator.

Built in double wardrobe with mirror fronted doors



Bedroom 2 16'4" x 8'2" (5 x 2.5)

Bright double bedroom with two double glazed windows to the front aspect.

Fitted carpet.

Ceiling light fitting.

Central heating radiator.

Double wardrobe and walk in storage cupboard.

Exterior

The front garden is laid to lawn with mature hedging.

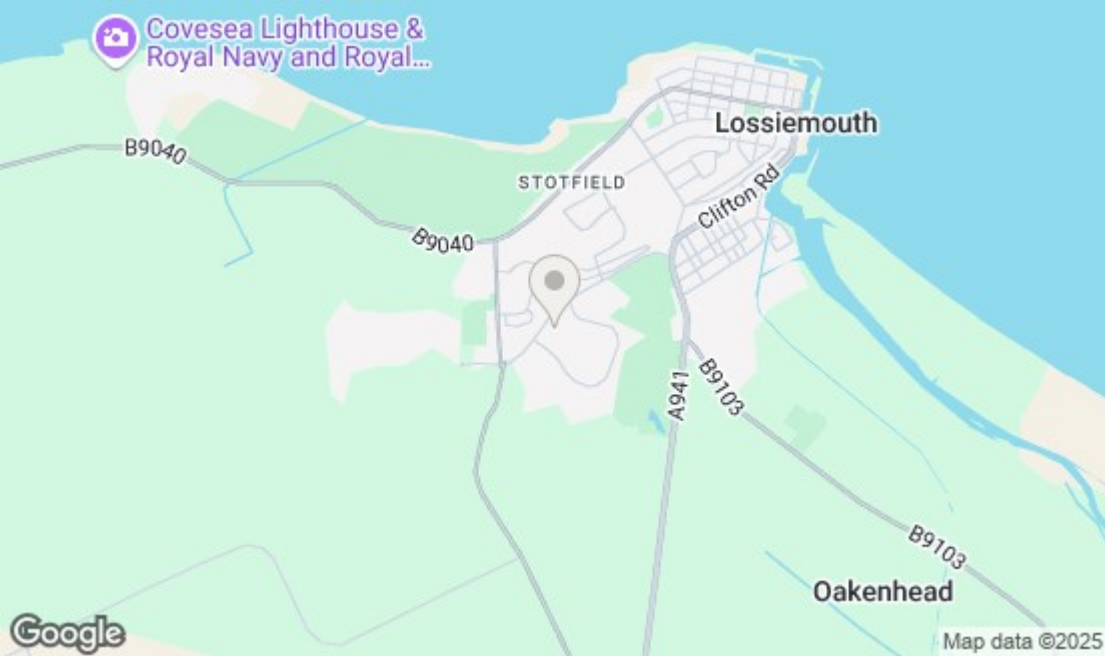
The enclosed rear garden is laid with chipped stones.

Timber storage shed.

Block built garden store.

Exterior water tap.





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