

127 Oldtown Road

Hilton, Inverness, IV2 4HR

Offers Over £100,000



- Spacious 2 bedroom maisonette flat
- Ideal first time buy or investment property
- Lounge, kitchen, 2 double bedrooms, bathroom
- On street parking, Communal gardens
- Fully compliant to current letting legislation
- EPC band C

Fantastic opportunity to purchase a two bedroom maisonette flat in the Hilton area of Inverness. Previously a successful long term let, this well-presented property is perfect for first time buyers or investors. The bright lounge is a great size and has a large window overlooking the rear communal area. The stylish kitchen is well equipped with base and wall units, with an electric cooker, extractor, fridge/freezer and washing machine, which are included in the sale. On the first floor there are two large double bedrooms, both with built in wardrobes and the modern family bathroom, with electric shower over the bath. The property benefits from gas central heating and double glazing. There is good storage including 5 cupboards and the partially floored attic space. There are communal gardens to the rear and a shed provides useful additional storage. There is on street parking. This is the perfect flat for those looking to get onto the property ladder or alternatively a fantastic buy to let.

Rooms

Lounge	(14' 11" x 12' 11") or (4.54m x 3.94m)
Kitchen	(10' 0" x 8' 6") or (3.06m x 2.59m)
Bedroom 1	(14' 11" x 9' 7") or (4.55m x 2.91m)
Bedroom 2	(12' 11" x 8' 6") or (3.93m x 2.58m)
Bathroom	(6' 3" x 8' 1") or (1.90m x 2.46m)

Services

Mains gas, electricity, water and drainage.

Extras

All fitted floor coverings, fixtures and fittings, including all light fittings. Cooker, fridge/freezer and washing machine. Garden shed.

Council Tax

Band A

Floor Area

69m²

Entry

Immediate entry available

Viewing

To arrange a viewing of this property please contact Katherine 07808 292045 on 01463 233218.



Tel: 01463 233218 The Greenhouse, Beechwood Business Park, Inverness. IV2 3BL

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