

# The Firs, Dunmore, Beaulieu

IV4 7AB

Offers Over £350,000







### Overview

- Spacious detached family home in semi rural setting
- Flexible accommodation for family life or entertaining
- Lounge, family room, kitchen/diner, conservatory, utility
- 4 double bedrooms, 2 ensuites, family bathroom
- Basement integral garage, large gardens with rural views, drive
- EPC band F



### Description

An exciting opportunity to purchase a spacious and immaculately maintained detached bungalow set in a semi-rural location just outside the highly desirable village of Beaulieu. Enjoying open views over the surrounding countryside, this beautifully appointed four-bedroom home offers generous and flexible living space, ideal for families, retirees, or anyone seeking peaceful Highland living with amenities close by. The property's well-designed layout includes two comfortable lounges, providing flexible space for both relaxed living and entertaining. A bright conservatory offers a tranquil space to enjoy the outlook in all seasons. The kitchen is well-equipped with a free standing gas range, fridge/freezer, dishwasher and generous storage, while the adjoining porch/utility area provides a practical space for laundry, including a washing machine and direct access to the garden. The home comprises four generously sized bedrooms, two of which benefit from ensuite facilities. One ensuite features a modern shower room, while the other offers both a separate bath and a walk-in shower, perfect for added comfort and luxury. A stylish family bathroom serves the remaining bedrooms and living areas, ensuring convenience for guests and family alike. There is double glazing and gas central heating throughout. The integrated garage, with an adjoining workshop, is accessible from both inside and outside the home. This will be ideal for hobbyists, DIY enthusiasts or those in need of additional storage. Set on a generous and private plot, the wraparound gardens enjoy uninterrupted countryside views, creating a peaceful and picturesque setting. A private driveway offers ample off-street parking.





## Room Dimensions

Lounge	(19' 5" x 15' 0") or (5.92m x 4.56m)
Kitchen	(9' 7" x 15' 1") or (2.93m x 4.61m)
Conservatory	(17' 7" x 17' 4") or (5.37m x 5.28m)
Family Room	(14' 7" x 12' 0") or (4.44m x 3.65m)
Bathroom	(7' 6" x 9' 0") or (2.28m x 2.75m)
Principal Bedroom	(11' 0" x 10' 1") or (3.35m x 3.08m)
Principal Bedroom En Suite	(7' 11" x 11' 0") or (2.41m x 3.35m)
Bedroom 2	(12' 10" x 8' 10") or (3.90m x 2.68m)
Bedroom 3	(10' 2" x 14' 5") or (3.10m x 4.39m)







#### Services

Mains electricity, water and drainage. LPG gas tank.  
Telephone and Broadband available.

#### Council tax

Band F

#### Extras

All fitted floor coverings, fixtures and fittings,  
including all light fittings. Curtain poles and window  
blinds. Free standing gas range, fridge/freezer,  
dishwasher and washing machine.

#### Tenure

Freehold

#### Floor Area

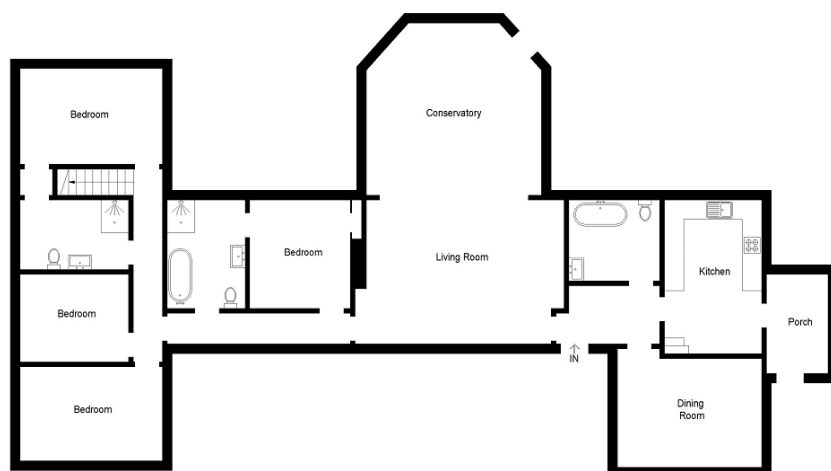
183m<sup>2</sup>

#### Entry

By mutual agreement.

#### Viewing

To arrange a viewing, please contact Travis on  
07402405946 or 01463 233218.



**Tel: 01463 233218**

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