

4 Fairways Avenue

Muir Of Ord, IV6 7PZ

Offers Over £175,000





Overview

- Spacious 2 bed semi detached villa
- Sought after village of Muir of Ord
- Lounge, kitchen/diner, WC, 2 bedrooms, family bathroom
- Sunny rear garden & drive for 3 cars
- Ideal for first time buyers or investors
- EPC band C



Description

A fantastic opportunity to purchase this spacious semi-detached villa in the desirable village of Muir of Ord. Offering well proportioned rooms throughout, this home is perfectly suited for first time buyers or those seeking a low maintenance property. Decorated in neutral tones, the property features a generous lounge with a handy under stair storage cupboard. The bright and airy kitchen/diner comes equipped with an integrated electric oven, hob, and extractor, as well as space for an undercounter fridge and washing machine. French doors lead directly to the sunny rear garden, creating a light-filled space ideal for dining and entertaining, with ample space for a table and 4 chairs. A practical WC rounds off the ground floor layout. Upstairs, the principal bedroom is impressively sized and includes both a double wardrobe and additional storage cupboard. The second bedroom also benefits from fitted wardrobes. The family bathroom, with mains-fed shower over the bath completes the accommodation. The home is double glazed and benefits from gas central heating. The enclosed rear garden provides a private space to enjoy the outdoors, and the large driveway offers ample parking for 3 vehicles. Overall, this property would suit a wide range of buyers including first time buyers and those looking for an easy to maintain home in a peaceful yet well-connected location.



Room Dimensions

Lounge	(14' 1" x 12' 4") or (4.28m x 3.77m)
Kitchen	(15' 6" x 11' 2") or (4.72m x 3.40m)
Wc	(3' 11" x 5' 4") or (1.19m x 1.62m)
Bedroom 1	(12' 4" x 10' 4") or (3.77m x 3.15m)
Bedroom 2	(8' 4" x 10' 5") or (2.55m x 3.18m)
Family Bathroom	(6' 11" x 6' 11") or (2.11m x 2.12m)





Extras

All fitted floor coverings, fixtures and fittings, including all light fittings. Curtains, curtain poles and window blinds. Integrated appliances include the electric hob, oven and extractor.

Services

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

Council tax

Band D

Tenure

Freehold

Floor Area

76m²

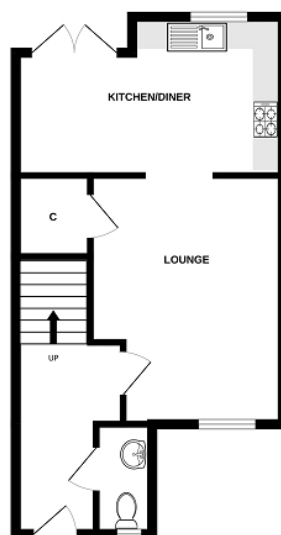
Entry

By mutual agreement.

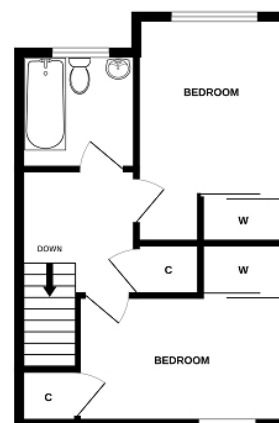
Viewing

Dont delay - get in touch with Tailormade Moves today to arrange a viewing.

GROUND FLOOR



1ST FLOOR



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