

Services

Mains electricity, water and drainage.

Extras

All fitted floor coverings, curtains and blinds.

Heating

Oil fired central heating.

Glazing

uPVC double glazing throughout.

Council Tax Band

C

Viewing

Strictly by appointment via Munro & Noble Property Shop
Telephone 01862 892 555.

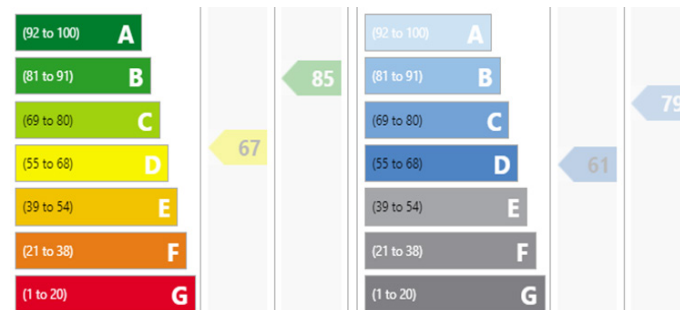
Entry

By mutual agreement.

Home Report

Home Report Valuation - £180,000

A full Home Report is available via Munro & Noble website.



21 Mayfield Wynd Tain Ross-shire IV19 1LL

A three bedroom, semi-detached bungalow in a popular residential area in the town of Tain with modern conservatory and single garage.

OFFERS OVER £180,000

The Property Shop, 22 High Street, Tain
property@munronoble.com
01862 892 555

Property Overview



Semi-Detached Bungalow



3 Bedrooms



1 Reception



1 Shower Room



Oil



Garden



Lounge



Kitchen/Diner

Property Description

Situated in a quiet cul-de-sac, within a popular residential area of town, this three bedroomed, semi-detached bungalow is within walking distance of all local amenities. In good, decorative order and benefiting from double glazing and oil-fired central heating, the accommodation comprises, lounge with picture windows, kitchen, conservatory, three bedrooms and shower room. With neutral décor throughout, the bright and airy lounge has picture windows with carpeting. The well appointed kitchen has laminated wall and base mounted units with complimentary splashback and flooring. A fully glazed conservatory offers an area for formal dining or an additional lounge area leading to the rear garden via double patio doors. The shower room is fully tiled with a corner shower unit and electric shower.

Externally, the secluded rear garden is mainly laid to lawn with mature flowerbeds and hedges, with a decked area perfect for alfresco dining. A wooden storage shed is also situated in the rear garden. The paved driveway provides parking for two vehicles leading to the garage.

Tain is a Royal Burgh and post town in the committee area of Ross and Cromarty, in the Highlands. The town has several attractions such as Tain and St Duthus Collegiate Church and also boasts a local history museum, Tain Through Time, and the popular Glenmorangie Distillery. Medical and banking services can be found along with a Post Office, Lidl, Co-op, ASDA, Tesco, a variety of local shops and hotels, two primary schools and a secondary school. Several recreational pursuits can be enjoyed in the area such as golf, bowls and tennis. The Highland capital, Inverness is 34 miles to the south where all major transport links can be found. A commuter train goes from Tain to Inverness daily.



Bedroom One



Bedroom Two

Rooms & Dimensions

Lounge
Approx 5.15m x 4.17m

Kitchen/Diner
Approx 4.10m x 2.70m

Conservatory
Approx 3.40m x 2.70m

Shower Room
Approx 1.90m x 1.80m

Bedroom One
Approx 3.80m x 3.00m

Bedroom Two
Approx 2.80m x 2.50m

Bedroom Three
Approx 2.80m x 2.50m



Shower Room



Conservatory