

Services

Mains water, drainage, and electricity.

Extras

All carpets, fitted floor coverings, and blinds.

Heating

Electric heating.

Glazing

Double glazing throughout.

Council Tax Band

C

Viewing

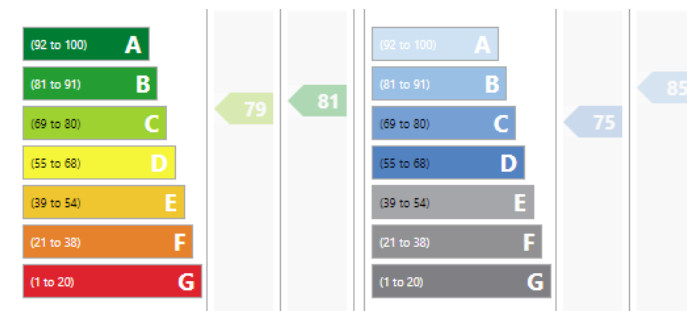
Strictly by appointment via Munro & Noble Property Shop
 - Telephone 01463 22 55 33.

Entry

By mutual agreement.

Home Report

Home Report Valuation - £100,000
 A full Home Report is available via Munro & Noble website.



DETAILS: Further details from Munro & Noble Property Shop, 20 Inglis Street, Inverness, IV1 1HN. Telephone 01463 225533
OFFERS: All offers to be submitted to Munro & Noble Property Shop, 20 Inglis Street, Inverness, IV1 1HN.
INTERESTED PARTIES: Interested parties are advised to note their interest with Munro & Noble Property Shop as a closing date may be set for receipt of offers in which event every endeavour will be made to notify all parties who have noted their interest. The seller reserves the right to accept any offer made privately prior to such a closing date and, further, the seller is not bound to accept the highest or any other offer.
GENERAL: The mention of any appliances and/or services does not imply that they are in efficient and full working order. A sonic tape measure has been used to measure this property and therefore the dimensions given are for general guidance only.



**Flat 49, Clachnaharry Court
 Inverness
 IV3 8LT**

A one bedroomed, second floor apartment located in the Clachnaharry Court retirement home complex, that is fully double glazed and has electric heating.

OFFERS OVER £100,000

The Property Shop, 20 Inglis Street, Inverness

property@munronoble.com

01463 22 55 33

01463 22 51 65

Property Overview

- Flat
- 1 Bedroom
- 1 Reception
- 1 Shower Room
- Electric
- Communal
- Parking





Kitchen



Lounge/Dining Room

Property Description

An excellent opportunity to purchase a well-presented, one bedrooomed, second floor apartment that is located in the Clachnaharry area of the city. The retirement home development is just a short distance from the city centre and has been designed with security and comfort in mind. Clachnaharry Court offers a range of luxuries including a resident's lounge, a laundry room, a guest suite, an emergency call system, a house manager, and a lift to all floors. The property is accessed via a secure entry system. The well-presented accommodation consists of an entrance hall (with large storage cupboard); a bathroom which comprises a shower cubicle with mains shower, a wash hand basin within a vanity unit, and a WC; a double bedroom which boasts double mirrored wardrobes with sliding doors; and a good-sized open plan lounge/dining room. Completing the accommodation is the well-appointed kitchen which is accessed from the lounge/dining room. This room is fitted with modern wall and base mounted units with worktops and complimentary splashbacks, has a stainless-steel sink with drainer, and integral goods including a ceramic hob with extractor fan over and an eye-level electric oven. Further pleasing features include double glazed windows and electric heating throughout. The property sits within a well-kept communal garden area and comes with off-street resident's parking, along with additional parking for visitors. Clachnaharry Court is close to local amenities including a petrol station and a Co-op supermarket. There is a regular bus service into Inverness City Centre where a comprehensive range of amenities can be found including bus and train stations, a Post Office, pharmacies, cafés, bars, restaurants, the Eastgate Shopping Centre and High Street shops.

Rooms & Dimensions

Entrance Hall

Lounge/Dining Room

Approx 3.33m x 7.07m*

Kitchen

Approx 2.31m x 2.25m*

Bedroom

Approx 4.13m x 2.71m*

Shower Room

Approx 2.10m x 1.62m*

(*At widest point)



Lounge/Dining Room



Shower Room



Shower Room



Bedroom