

Services
 Mains gas, water, drainage, and electricity.

Extras
 All carpets, fitted floor coverings, appliances, and blinds.

Heating
 Gas central heating.

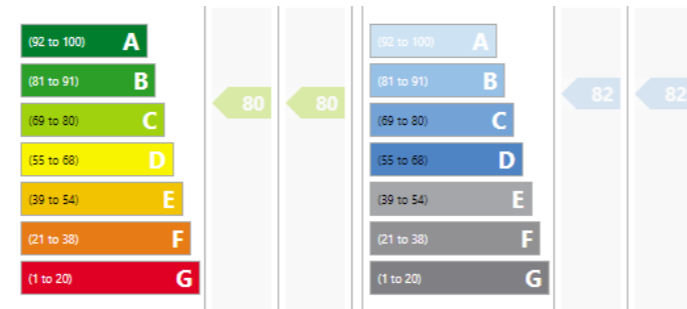
Glazing
 Double glazing throughout.

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 - £150,000
 A full Home Report is available via Munro & Noble website.



9 Admirals Court
Inverness
IV2 5FL

This beautifully presented, two bedroomed, top floor flat is located in an ideal position in the Westhill area of Inverness.

OFFERS OVER £150,000

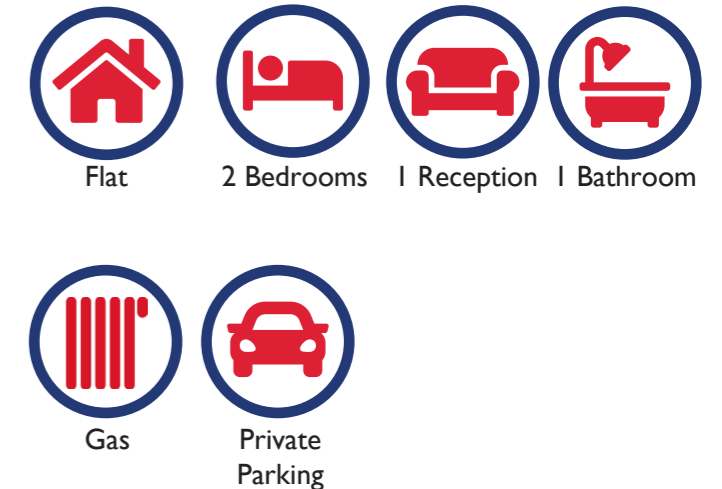
📍 The Property Shop, 20 Inglis Street, Inverness

✉️ property@munronoble.com

☎️ 01463 22 55 33

🖨️ 01463 22 51 65

Property Overview



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.



Property Description

This beautifully presented, two bed roomed, top floor flat is located in an ideal position in the Westhill area of Inverness. Boasting gas central heating, allocated parking, and double glazing throughout; this property is sure to appeal to a wide variety of purchasers including first time buyers and investors. The secure communal entrance leads to the stairwell where the property's private entrance can be found. Internally, the property comprises an entrance hall, two double bedrooms both of which benefit from built-in wardrobes, a bathroom, a large lounge with ample room for a dining table, and a fully fitted kitchen. The kitchen is equipped with wall and base mounted units with worktops and splashback tiling, a stainless-steel sink with mixer tap and drainer, and freestanding appliances including a fridge/freezer, an electric oven with gas hob, and a washing machine. The bathroom suite is clean and modern and consists of a bath with mains shower over, a WC, and a pedestal wash hand basin. The property boasts a private parking space with numerous communal visitor spaces. Admirals Court is situated in the Westhill district of Inverness. Local amenities include a local shop, a private nursery and a bus service into Inverness city centre where further amenities can be found. Culloden is approx. 1.3 miles away where a selection of shops, a public house, a bakery, a medical centre, a hotel and secondary schooling can be found. Primary schooling can be found nearby in Cradlehall.

Rooms & Dimensions

- Entrance Hall
- Bedroom Two
*Approx 3.43m x 3.36m**
- Bathroom
*Approx 1.92m x 2.59m**
- Bedroom One
*Approx 3.51m x 3.26m**
- Lounge
Approx 5.31m x 4.55m
- Kitchen
Approx 2.39m x 3.33m

*At widest point

