



**Services**

Mains water, electricity and drainage.

**Extras**

All fitted floor coverings, curtains and blinds.

**Heating**

Mains gas central heating.

**Glazing**

uVPC double glazing throughout.

**Council Tax Band**

A

**Viewing**

Strictly by appointment via Munro & Noble Property Shop

Telephone 01955 602222

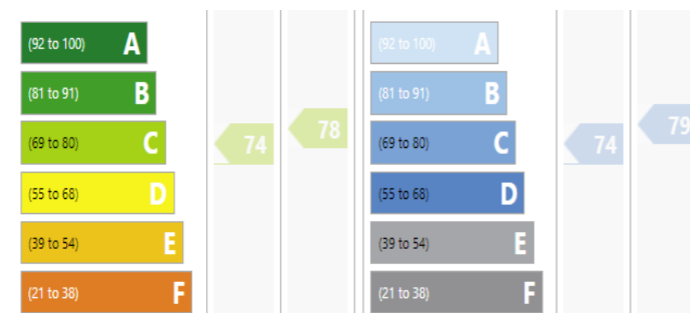
**Entry**

By mutual agreement.

**Home Report**

Home Report Valuation - £65,000

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



**25 Loch Street  
 Wick  
 Caithness  
 KW1 5QL**

*A two bedroom ground floor flat, situated in Pulteneytown, close to all local amenities.*

**OFFERS OVER £65,000**

📍 The Property Shop, 22 Bridge Street, Wick

✉️ [property@munronoble.com](mailto:property@munronoble.com)

☎️ 01955 602 222

📞 01955 603016

**Property Overview**

- 🏠 Flat
- 🛏️ 2 Bedrooms
- 🛋️ 1 Reception
- 🚿 1 Bathroom
- 🔥 Gas
- 🌿 Garden

**DETAILS:** Further details from Munro & Noble Property Shop, 22 Bridge Street, Wick, Caithness, KW1 4NG. Telephone 01955 602 222.

**OFFERS:** All offers to be submitted to Munro & Noble Property Shop, 22 Bridge Street, Wick, Caithness, KW1 4NG.

**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.



Lounge



Kitchen/Diner

**Property Description**

This two bedroom, ground floor property is situated within the Pultneytown area of Wick and is within walking distance of Newton Park Primary School, Wick High School, East Caithness Community Facilities and all local amenities. The property benefits from mains gas central heating and double glazing throughout. The accommodation comprises, lounge, kitchen, utility room, two double bedrooms and bathroom. The kitchen has beech shaker style wall and base units with laminate worktop and tiled splashback, stainless steel sink and drainer with chrome mixer tap and extractor hood. The bathroom is tiled, with white ceramic WC, sink and pedestal, chrome fixtures and fittings and electric shower over the bath. With access through a communal hallway that also leads to the rear garden, that is mainly laid to grass with two garden storage sheds. This property would be ideal for the buy to let market. Wick is the most northerly town on the East Coast of Scotland, on the popular NC500 tourist route with direct daily flights to Aberdeen and central train station. Offering multiple supermarket stores such as Tesco, Lidl, B&M, Superdrug and Argos. Primary and secondary education is fully provided. Sporting facilities include a fine links golf course, squash club and public swimming pool/gymnasium.

**Rooms & Dimensions**

Bedroom Two  
Approx 3.01m x 3.24m

Bathroom  
Approx 3.01m x 1.55m

Bedroom One  
Approx 3.19m x 3.98m

Lounge  
Approx 4.94m x 3.43m

Kitchen  
Approx 4.04m x 3.21m

Utility Room  
Approx 1.65m x 2.36m



Bathroom



Bedroom One



Bedroom Two

