

**Morgans**  
PROPERTY

6 Ochil View, Kinross, KY13 8TN  
Offers Over £140,000







6 Ochil View is a well presented terraced villa ideally situated in a popular residential location in Kinross. Access is gained from the front into a brightly presented entrance hallway which has a large storage cupboard, door providing access to the lounge and staircase leading to the upper level. The lounge is a good sized brightly presented room with windows to both front and rear affording a great deal of natural light. A doorway leads to the modern kitchen which has ample high gloss units at base and wall levels with contrasting worktops, fitted oven, hob and cooker hood, integrated fridge, freezer and space and plumbing for usual appliances. There are windows overlooking the rear garden and door providing access to the same. Upstairs has two good sized double bedrooms and a modern shower room. Externally there are gardens to both front and rear. The front garden has gated access and is predominantly chipped for ease of maintenance and the rear garden again is fully enclosed with patio seating area, artificial grass and garden shed. Parking is available in the car park to the side of the property. Viewing is highly recommended.





## VIEWINGS

All viewings are strictly by appointment through Morgans.

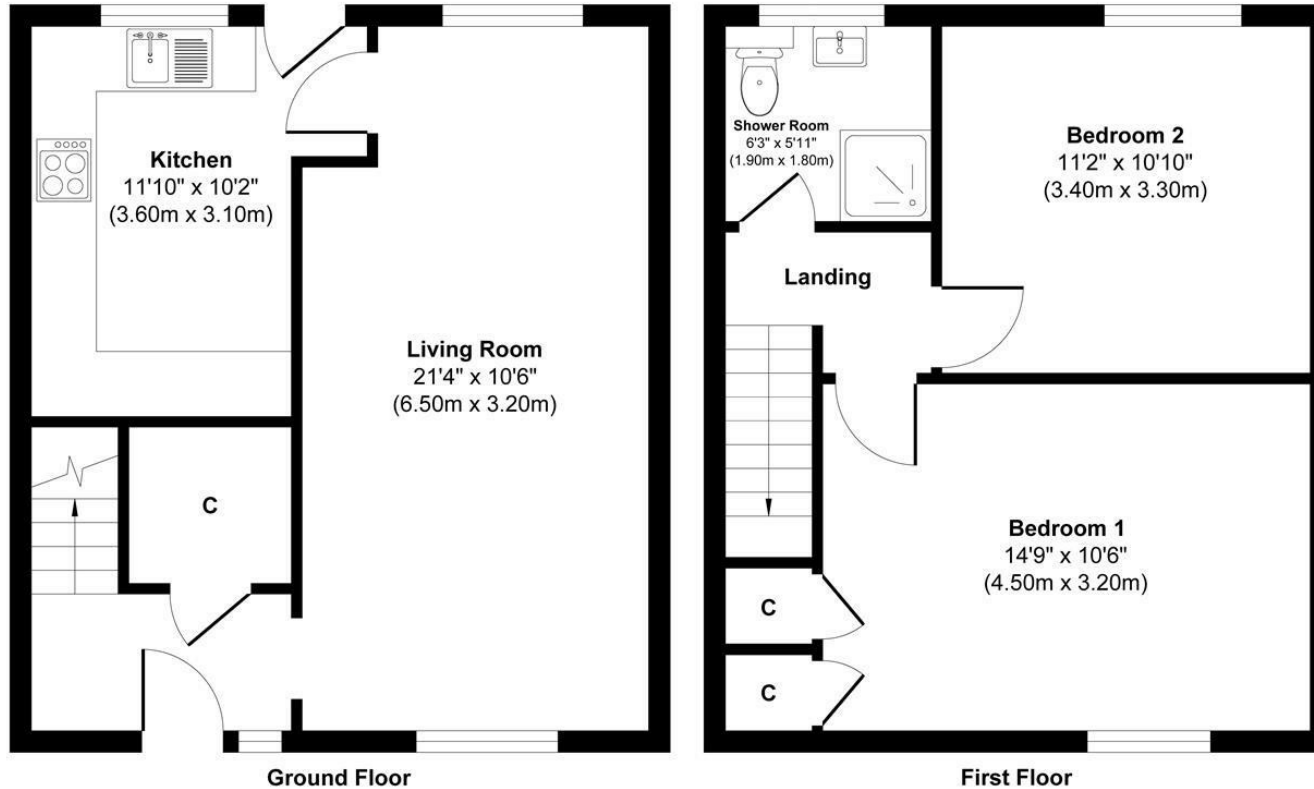
## EXTRAS INCLUDED IN THE SALE

All fitted floor coverings, light fittings and integrated appliances will be included in the sale.

## MORGANS PROPERTY PACKAGE

We provide the complete buying and selling package including a comprehensive estate agency service and full legal service. For a FREE PRE-SALE VALUATION, estimate and market appraisal without cost or obligation, please contact us.





This floor plan is for illustrative and marketing purposes only and is to be used as a guide only. No details are guaranteed on measurements, floor areas, or orientation and do not form any agreement. No liability is taken for error, omission or misstatement. A party must rely upon its own inspection(s). Created by 9AM Media



SOLICITORS | PROPERTY

62 High Street, Kinross, KY13 8AN

Tel: 01577 863424

[www.morganlaw.co.uk](http://www.morganlaw.co.uk)



AGENTS NOTE These particulars do not form part of any contract and the statements or plans contained herein are not warranted nor to scale. Approximate measurements have been taken by electronic device at the widest point. Services and appliances have not been tested for efficiency or safety and no warranty is given as to their compliance with any Regulations. No movable items will be included in the sale.