



LOCH STREET, WICK

Offers Over £80,000



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2 BEDS | 1 BATH | 1 RECEPTION

Property Information

Yvonne Fitzgerald is delighted to bring to the market this terraced house in a quiet residential area of Wick. The lounge is bright with laminate flooring and the well-presented kitchen benefits from a good selection of base and wall units. The rear porch provides further storage. Upstairs this lovely home has two double bedrooms with one benefiting from a storage cupboard. There is also the immaculate family bathroom with jacuzzi bath and mixer shower above. This home would be perfect for first time buyers.

Externally the front and rear gardens are both fully enclosed and low maintenance. The front is laid to stone chippings and the rear is laid to paving slabs as well as having two storage sheds.

The Royal Burgh of Wick is the most Northerly town on the East Coast of Caithness and is on the very popular North Coast 500 (NC500) tourist route. The town offers multiple stores such as Tesco, Boots, Superdrug, Argos, Pets at Home and B&M as well as banks and a post office. The house is within easy driving distance of all amenities, including the Hospital and Doctors Surgery. There are many leisure opportunities including a popular golf course, squash club and public swimming pool/gymnasium. The town also boasts an Airport with links to Aberdeen and Edinburgh and has good rail and coach services, as well as being close to ferry terminals with frequent daily services to Orkney.



Extra Information

Services

School Catchment Area is Newton Park Primary School/
Wick High School

EPC

EPC C

Council Tax

Band A

Tenure

Freehold

Viewing

If you would like to view this property, please contact the
office on 01847 890826

Extras

What3Words: [///shrubbyery.upper.dust](https://www.what3words.com/#!/share////shrubbyery.upper.dust)

Key Features

- **LOCATED IN A QUIET RESIDENTIAL AREA**
- **TWO BEDROOMS**
- **WELL PRESENTED**
- **LOW MAINTENANCE GARDEN**
- **FULLY ENCLOSED**



Property Photos



Property Photos



Property Dimensions

Vestibule 1.88m x 0.94m

Accessed via a glass panel UPVC door with side glass panel the vestibule is well presented with wallpapered walls, a flush light fitting and storage cupboard. There is a built-in coir mat and laminate has been laid to the floor. An oak door leads into the inner hall.

Lounge 4.04m x 3.68m

This room benefits from laminate flooring, a central heating radiator and a window to the front elevation. There are double sockets, a contemporary light fitting as well as coving. The walls have been wallpapered and a tv bracket has been fixed to the wall with a shelf below.

Rear Porch 1.89m x 1.23m

This area of the home houses the boiler and benefits from base units with a laminate worktop as well as a wall unit. Laminate has been laid to the floor, there is a flush glass light fitting and space can also be found for coir matting. A half glazed UPVC door leads to the rear garden.

Bedroom One 3.68m x 2.91m

This double bedroom is bright with a window facing the front elevation. There is coving, double sockets, a central heating radiator and a contemporary light fitting. A carpet has been laid to the floor and there is also a built-in storage cupboard.

Inner Hall 2.96m x 0.89m

The hallway is bright and benefits from wall papered walls, laminate flooring and glass flush light fitting as well as a smoke alarm. There is a central heating radiator and stairs lead to the first floor. Doors give access to the lounge, kitchen and rear porch.

Kitchen 3.64m x 3.13m

The kitchen is well presented with a good selection of base and wall units with black laminate worktops and matching splashback. There is space for a freestanding cooker, a washing machine and a fridge freezer. Grey vinyl has been laid to the floor, there is a pendant light fitting as well as double sockets. A window faces the rear elevation.

Stairs to First Floor

A carpet has been laid to the floor and the walls have been wallpapered. There is a window to the front elevation, a pendant light fitting, double sockets and an access hatch to the loft void. There is also a storage cupboard and a smoke alarm. Doors lead to two double bedrooms and the family bathroom.

Bathroom 1.85m x 1.64m

This immaculately presented room benefits from a jacuzzi bath with mixer shower above and shower screen. The WC and sink have been built into a vanity unit and vinyl has been laid to the floor. Wet wall has been fitted from floor to ceiling throughout most of this room. There is a wall mounted mirror, an extractor light fan and ceiling downlighters. A window faces the rear elevation.

Property

Dimensions

Bedroom Two 3.60m x 3.68m

This well-presented room benefits from a fitted carpet and coving. There is a central heating radiator and a tv wall bracket as well as double sockets and a contemporary light fitting. There is a built-in storage cupboard and window faces the rear elevation.

Garden

Externally the front garden is fully enclosed. The garden path leads up to the front door with an area of stone chippings making this very low maintenance. The rear garden is also fully enclosed and low maintenance with it being laid to paving slabs. There are two storage sheds as well as whirly washing line.

WICK

Property Location

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We offer the widest range of property services in the vicinity, all under one roof, and will always strive to achieve the best price for your property without being unrealistic.

Our aim is simple: to provide the best possible service, assist you from start to finish and communicate regularly throughout the whole process – whatever your property matter

Why Choose Yvonne Fitzgerald Properties

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- Drone Photography





All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendor(s) ownership. We have not verified the tenure of the property, the type of construction, or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyors, etc., prior to the exchange of contracts.