



Fosse Cottage, Halkirk

Offers Over £170,000



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2 BEDS | 1 BATH | 1 RECEPTION

Property Information

Yvonne Fitzgerald is delighted to bring to the market this immaculately presented cottage offering flexible and comfortable accommodation over one level in the village of Halkirk. Freshly decorated throughout, this wonderful home boasts a cosy lounge with a faux feature fire and beautiful oak flooring. The bright fitted kitchen is well equipped with white base and wall units and has plenty of space for a dining table and chairs. There are two comfortable bedrooms both of which have been tastefully decorated and a large utility room completes the living accommodation. Externally this lovely home has an adjoining exterior store as well as a large detached garage. The garden grounds are enclosed to the rear and benefit from Caithness flagstones as well as hedging, mature flowers and a beautiful patio area. In excellent decorative order throughout, this lovely home is in walk in condition and well worth viewing.

The most northerly town in mainland Scotland, Thurso is a great base for exploring the surrounding countryside. There's plenty to see and do in and around the delightful town of Thurso. The town is a hive of lovely traditional shops, cafes, bars, and restaurants.



Extra Information

Services

School Catchment Area is - Halkirk Primary School, Thurso High School

EPC

EPC - D

Council Tax

Band - A

Tenure

Freehold

Viewing

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

Extras

What3Words: [///eliminate.noting.bitters](#)

Key Features

- Two Bedrooms
- Well presented Kitchen
- Oil Central Heating
- Outdoor Store
- Garage



Property Photos



Property Photos



Property Photos



Property Dimensions

Kitchen 3.44m x 3.55m

The bright kitchen is well presented with white painted base and wall units with laminate worktops. There is a white sink with drainer, a freestanding cooker as well as an undercounter fridge. Grey laminate has been laid to the floor, there are two windows, fitted with roller blinds, to the front elevation and one to the rear. Tiles have been fitted between the units. There is a central heating radiator, double sockets and power points. Doors lead to the lounge and rear hall.

Utility Room 1.61m x 3.68m

The utility is spacious and houses the Worcester Central Heating Boiler. The walls have been painted white and there are built in shelves as well as florescent lighting. This room benefits from a central heating radiator and has a window to the front elevation. Services for a washing machine have already been installed.

Lounge 4.20m x 3.65m

This stylish room benefits from coving; the walls have been painted white and the floor is laid with oak wood. A feature within the room is a recessed alcove which features Caithness stone pebbles. There is a drop-down light fitting, double sockets and an arial point. A door gives access to the front hall.

Bedroom One 4.18m x 3.50m

This room benefits from a feature painted wall as well as dual aspect windows. Grey vinyl has been laid to the floor; there is a central heating radiator a pendant light fitting and double sockets. Mirrored built in storage provide storage.

Rear Hall 1.04m x 2.50m

This area of the home has a hatch to the loft void and grey laminate flooring. There is a smoke alarm and a pendant light fitting. A partially glazed door gives access to the hall.

Bathroom 2.26m x 1.89m

This lovely room has been tiled from floor to ceiling. There is a wall mounted basin. The bath has a shower above. There is a white W.C, an opaque window to the front elevation and the bathroom also benefits from a chrome towel radiator. A chrome triple light fitting, an extractor fan as well as a mirrored wall cupboard can all be found within this lovely room.

Front Hall 3.52m x 1.18m

The front hall is immaculately presented with painted walls; there is a drop down light fitting and an electrical socket. A hatch leads to the loft void and ceramic tiles are laid to the floor. Doors lead to the lounge and two bedrooms.

Bedroom Two 2.87m x 2.95m

This tastefully decorated room has painted walls and a feature border as well as a brown fitted carpet. A recessed shelved alcove provides storage; there is a pendant light fitting and power points. A window faces the rear elevation.

Property

Dimensions

Exterior Store 3.34m x 1.55m

This useful store has a window to the side elevation and provides storage for the home.

Garage 4.41m x 6.15m

The garage has an up and over door with dual aspect windows. There are two pendant light fittings and power points. A hardwood door leads to the garden.

THURSO

Property Location

The most northerly town in mainland Scotland, Thurso is a great base for exploring the surrounding countryside. There's plenty to see and do in and around the delightful town of Thurso. The town is a hive of lovely traditional shops, cafes, bars, and restaurants. There are good coach and rail links south. There are leisure facilities within the town, which include a cinema and a swimming pool, and outdoor pursuits include surfing, fishing, and yachting. There is an airport and hospital in Wick, which is twenty minutes driving distance away.



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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.