



High Street, Nairn, IV12 4DB

**Offers Over £140,000**

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PROPERTY PROFESSIONALS



- Located On Nairn's Historic High Street
- Spacious Living Room With Open Fire
- Modern Kitchen With Integrated Appliances
- Two Generous Double Bedrooms
- Bathroom With Mixer Shower Over Bath
- Tall Ceilings And Traditional Proportions
- Gas Central Heating And Combi Boiler
- Upvc Double Glazing And Skylights
- Character Property With Modern Updates
- Ready To View Now With Hamish Homes

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Offers: Offers should be submitted to Hamish, Kintail House, Beechwood Park Inverness IV2 3BW and emailed to [askhamish@hamish-homes.co.uk](mailto:askhamish@hamish-homes.co.uk)



As part of a traditional stone building on Nairn's historic High Street, this spacious two-storey maisonette offers a fantastic opportunity to enjoy character-filled living in the heart of one of the Highlands' most popular coastal towns. Set across the upper two floors, the flat combines period charm with generous proportions, modern updates and flexible room layouts.

Entry is via a private ground floor hallway, with stairs leading directly up to the main accommodation. At the top, you're met by an inner hall finished in soft green tones, with wood laminate flooring underfoot and a radiator to add warmth to the space. The living room lies just beyond, a warm and welcoming space centred around an open fire with tiled hearth and decorative timber surround. A bold red feature wall adds colour and contrast, while the tall window, built-in shelving and neutral tones give the room both character and comfort.

The kitchen is fitted with a range of light coloured wall and base units, complemented by wood-effect worktops and striking red splashbacks. It includes an integrated oven, hob, extractor, dishwasher and a stainless steel sink, with space and plumbing for a washing machine. The adjoining dining area offers space for a table and chairs, with a window, radiator and a small raised section that adds interest to the layout.

A second staircase rises to the top floor, where you'll find two double bedrooms and additional bathroom facilities.

The main bedroom is impressively spacious, finished with soft carpet and clean white walls, with one wall painted in a deeper tone to add contrast. Two built-in wardrobes provide excellent storage, while a small raised area offers a great spot for a dressing table or computer/home working setup.

The second bedroom has light wood laminate flooring and pale painted walls, with space for a bed and freestanding furniture. Part of the room has been sectioned off to create an animal enclosure, but this will be removed to open the room up further, making it a flexible and functional space for guests, hobbies or home working.

Also upstairs is a modern bathroom with a white suite including a bath with mixer shower overhead, glass screen to the side and smart grey wetwall panelling all around for easy maintenance. A square basin sits atop a sleek cabinet with wooden worktop, combining style and storage. A separate WC next door features similar finishes, also including a Velux-style window, chrome towel radiator and glossy grey wall panels, adding a contemporary feel.

Centrally heated via a modern combi boiler and featuring uPVC double glazing throughout, the property is ideally located close to all Nairn's shops, cafés, transport links and the famous beaches. Whether you're seeking your first home, a low-maintenance base by the sea or an investment in a characterful property, 127b High Street is well worth a closer look. Contact Hamish Homes today to arrange your viewing.

#### About Nairn

Nairn is a picturesque coastal town renowned for its rich history and vibrant community. The town's beautiful sandy beaches are a major draw, offering perfect spots for relaxation, coastal walks and water sports. Nairn's seafront also features a scenic promenade and a bustling harbour, where you can often spot seals and dolphins.

Nairn is steeped in history, with its origins dating back to medieval times. The town centre is home to a range of historical buildings and landmarks, including the Nairn Museum, which provides insights into the area's rich cultural heritage.

Residents of Nairn enjoy a variety of amenities, including local shops, cafes and restaurants, as well as primary schools and a secondary school which make it an ideal place for families. The town hosts numerous community events throughout the year, such as the Nairn Highland Games and the Nairn Book and Arts Festival, fostering a strong sense of community spirit.

#### General Information:

Services: Mains Water, Electric & Gas

Council Tax Band: C

EPC Rating: E (54)

Entrv Date: Early entrv available



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