



Macpherson Way, Inverness, IV2 7BP

**Offers Over £340,000**

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**Hamish**  
PROPERTY PROFESSIONALS





- Modern Detached Home Built By Springfield
- Family Friendly Area In Modern Development
- 4 Double Bedrooms With Built-In Wardrobes
- Master Bedroom With En-Suite Shower Room
- Modern Kitchen With Striking Grey Cabinets
- Utility Room With Sink And Storage Units
- Utility Room With Sink And Storage Units
- Air Source Heating System Installed
- Integral Garage With Internal Access
- Driveway Parking For Two Cars At Front

**When you list with Hamish there are no upfront fees.**

**We can even pay for your Home Report!**

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)



This modern detached home in Ardersier immediately stands out with its fresh design, generous proportions and well planned layout, making it perfect for family life. With four bedrooms, one en-suite, an integral garage and a garden room, it's a stylish home in a setting close to Inverness and the coast.

From the front, a broad driveway provides parking for two vehicles and leads to the integral garage, while a neat section of lawn adds greenery. The front door opens into a bright entrance hall where wooden flooring and white walls set a clean, modern tone that continues throughout the house.

The sitting room lies to the front of the property and enjoys a large window that floods the space with natural light. White walls and a soft grey carpet give the room an inviting, versatile backdrop, while a striking feature corner of dark panelling creates contrast and character. Built into the design is an illuminated space for a wall mounted television, a thoughtful addition that makes this a great spot for relaxing or entertaining.

At the heart of the home is the stylish kitchen and dining area. Fitted with a sleek range of grey cabinets paired with white acrylic worktops, it's as visually appealing as it is practical. A double oven is neatly integrated into a tall bank of units, with an electric hob and extractor fan positioned across the room. A black composite sink and matching tap sit beneath the window, with under unit lighting and kickstrip lights adding a touch of sophistication. Spotlights in the ceiling ensure the space is always bright. Alongside the kitchen is plenty of room for a family dining table with a long radiator mounted on the wall alongside.

Flowing naturally from the dining area, the garden room is another real highlight of the home. With windows on two sides and glazed French doors opening directly to the rear garden, it's a space filled with daylight that works as a second sitting area or a relaxed family zone. The size allows for a comfortable sofa set and furniture, while the grey toned walls tie the decor seamlessly to the kitchen and dining area.

A smart utility room sits just off the kitchen, fitted with a matching worktop and cabinets, a stainless steel sink and space for both a washing machine and tumble dryer. From here, a door opens to the garage, while another leads directly into the ground floor cloakroom. Styled with dark grey tiling on the lower walls, a white toilet and sink and a heated towel rail it's a convenient addition for daytime use or visiting guests.

The staircase rises from the hallway, turning to a landing finished in crisp white with a soft grey carpet underfoot. From here, four bedrooms and the family bathroom branch off, offering flexible accommodation for a growing household.

The main bedroom is a superb double, complete with two built-in wardrobes fronted by mirrored sliding doors that reflect the natural light and maximises storage. It also enjoys an en-suite shower room that's finished to a high standard, with a floating sink set within a cabinet, a toilet and a fully tiled shower enclosure. The marble effect tiling gives a bright, modern backdrop, with a heated towel rail and wide mirror completing the space.

A second double bedroom benefits from a dormer window that creates a bright corner currently arranged with a dressing table and chair. This room also features a built-in mirrored wardrobe, making it as practical as it is spacious. Another double is styled in a similarly fresh way, with clean white walls, wood laminate flooring and sliding mirrored wardrobes. The fourth bedroom is finished in light tones, with a grey carpet, radiator below the window and a mirrored wardrobe edged in modern grey trim.

The family bathroom is finished with large light grey tiles on the lower walls with a pale green paint above. A white toilet and sink are set alongside a heated towel ladder, while a full sized bath with mains shower and folding glass screen sits opposite. A large frosted window allows daylight to fill the space while maintaining privacy.

The rear garden is fully enclosed, providing a private and safe setting for family life. A paved patio sits just outside the French doors, with the lawn beyond offering room for play, all bordered by tall timber fencing.

This is a modern home with stylish interiors, generous storage and versatile living space. With its integral garage, four bedrooms and enclosed garden, it makes a superb base in a well connected village close to Inverness. Contact Hamish Homes now to arrange your private viewing.







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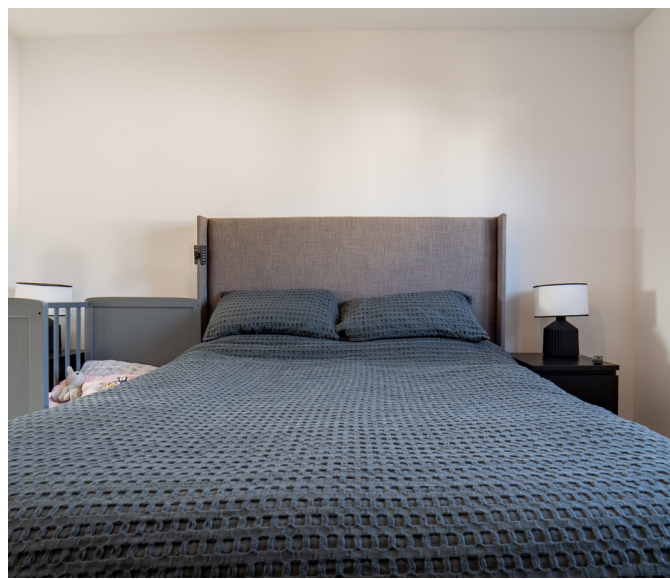
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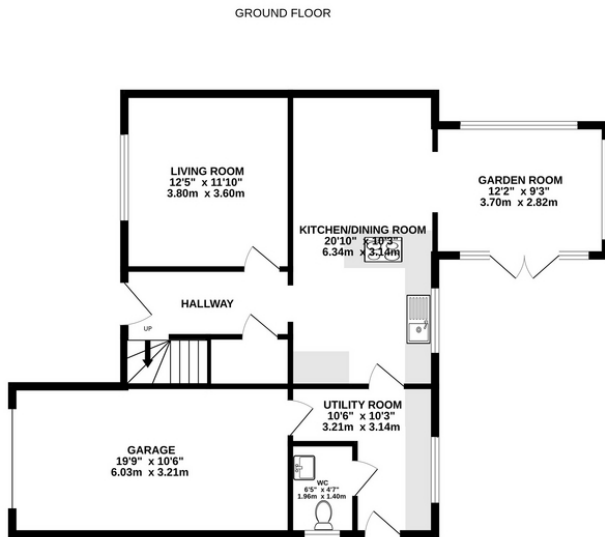


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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92+) <b>A</b>			(92+) <b>A</b>	93	95
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>	75	80	(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England, Scotland & Wales			England, Scotland & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



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