



Offers over £115,000

6 Vasa
Kirkwall, KW15 1UT

Harcus.



This one bedroom semi-detached dwelling is situated in a popular residential area, close to the town centre, schools and all local amenities.

This property is being sold with all furniture and white goods included and would be well-suited for first-time buyers, young professionals, or as a buy-to-let investment.

 1 bedroom

 1 bathroom

 1 public room

Entrance Vestibule and Hallway

The entrance vestibule features an inner glazed door that leads into the hallway. This area includes an airing cupboard, as well as a generously sized walk-in storage room 1.57m x 1.53m (5ft 1" x 5ft). Storage heater.

Open plan Living room/Kitchen

6.91m x 3.20m (22ft 8" x 10ft 6")

This inviting living room features a full-height window with a glazed door at the rear, allowing abundant natural light to flood the space. It is furnished with two comfortable leather sofas, tv unit and a coffee table. Storage heater.

The kitchen is fitted with units at both floor and eye level, complemented by a run of worktops, including a breakfast bar. Integrated oven and hob along with a washing machine and fridge freezer are included in the sale. Storage heater.





Bedroom

3.52m x 3.17m (11ft 6" x 10ft 4")

This double bedroom is situated to the rear of the property. Two built-in wardrobes with hanging rails providing good storage. Carpeted and with neutral decor. Panel heater.



Bathroom

2.57m x 1.69m (8ft 5" x 5ft 6")

Fitted with a bath, W.C. and a wash hand basin. Modesty glazed window and tiled flooring. Extractor fan. Storage heater.



To the front, is a lawn accompanied by a drying area. A pathway leads around to the rear of the property, which is laid to stone chips for easy maintenance and includes a wooden storage shed.

Floorplan



6 Vasa has electric heating and uPVC windows and door.

Services

Mains Services

Council Tax

Band A. This may be reassessed when the property is sold.

Energy Performance Certificate

Band E.

Fixtures & fittings

All items in the property are included in the sale.

Price

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Interested parties

Please note your interest to Marcus Law.

Offers

Written offers should be submitted to Marcus Law.

Arrange a viewing

Contact us

Harcus Law
13 Bridge Street Kirkwall, Orkney
KW15 1HR

Opening hours:
Monday to Friday 09:00 - 17:00
Closed for an hour 13:00 - 14:00



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