



3 CAMBRAI COURT, STATION ROAD DINGWALL, IV15 9XA

£110,000
FREEHOLD

This beautifully presented ground floor apartment, with its own private entrance, is located in the popular Cambrai Court development in Dingwall. Offering bright, spacious living, the property features a generous lounge, modern kitchen, two double bedrooms, and a stylish bathroom with over-bath shower.

Benefits include electric heating, double glazing, well-maintained communal gardens, private parking, and visitor spaces. Just a short walk from the town centre and with easy access to Inverness via road or rail, this home is ideal for first-time buyers, professionals, or investors.

Early viewing is highly recommended.



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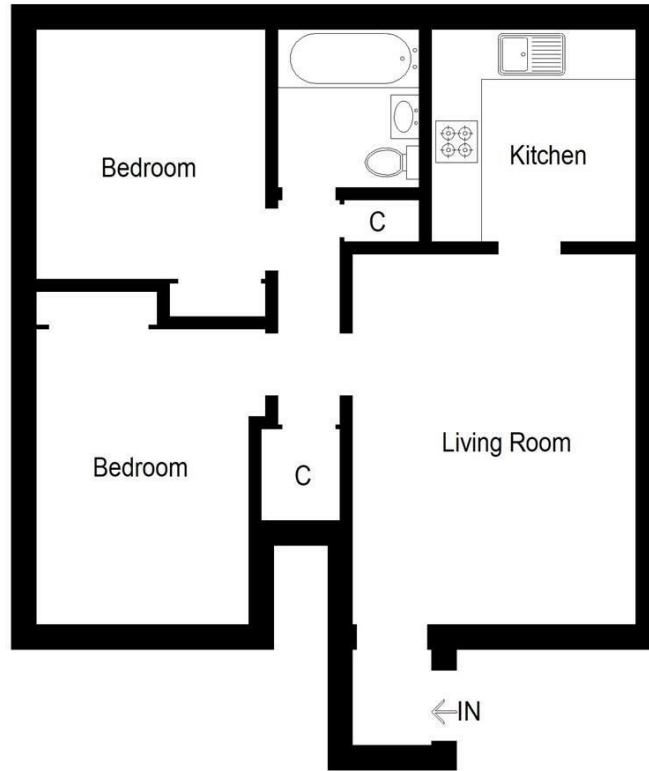


Illustration For Identification Purposes Only.
Not To Scale (ID1206179 / Ref:90649)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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