



**19 Craigie Crescent,**  
Kirkwall, KW15 1EP

**OFFERS OVER £145,000**



19 Craigie Crescent is a 2 bedroom mid-terrace dwelling located close to schools and the town centre.

The property has neutral décor throughout and an enclosed rear garden.

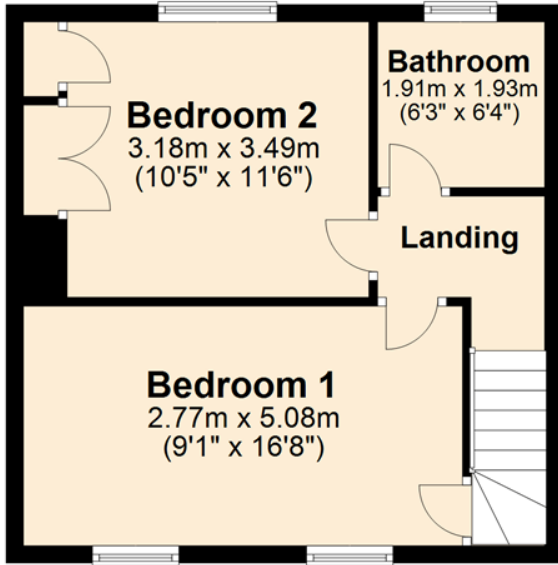
- UPVC framed double glazed windows and doors.
- Air to air source heating.
- Open fire in living room.
- Patio doors in kitchen lead out to rear garden.
- 2 bedrooms on first floor with built in wardrobes.
- Bathroom also on first floor with electric shower above bath.
- Lawn to front with flower beds.
- Enclosed rear garden with patio area, flower beds and mature trees and bushes.
- Views over Kirkwall and St Ola with sea views towards Scapa.

## LOCATION

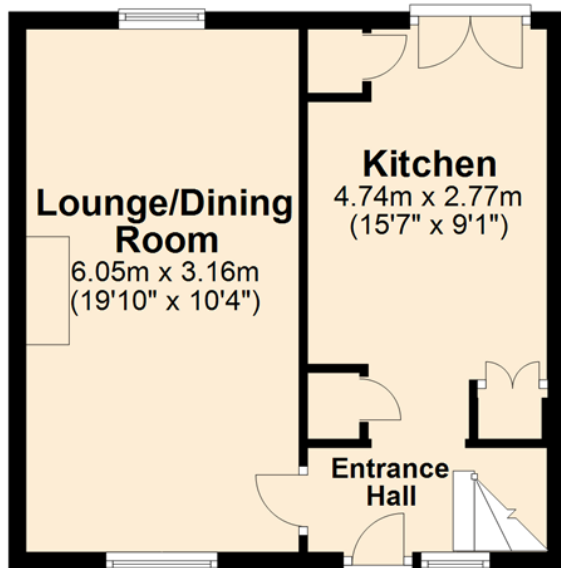
19 Craigie Crescent is situated in a residential area close to schools and the town centre with all local amenities.



# FIRST FLOOR



# GROUND FLOOR





**SERVICES** – Mains services. Telephone.

**COUNCIL TAX BAND** – Band B. The Council Tax Band may be reassessed by the Orkney and Shetland Joint Board when the property is sold. This may result in the band being altered.

**ENERGY PERFORMANCE RATING** – Band D.

**ENTRY** – By arrangement.

**FIXTURES & FITTINGS** – All floor coverings, curtains, blinds, Swan cooker and Hisense fridge freezer are included in the sale price.

**VIEWING** - For an appointment to view please contact Lows Property Department.

**PRICE** – Offers Over £145,000.

**Further enquires should be directed to Lows Property Department, with whom all offers should be lodged in writing.**

Lows Solicitors – Estate Agents  
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**ETCN**

The following notes are of crucial importance to intending viewers and/or purchasers of the property.

1. These particulars do not form part of any offer or contract and all statements and measurements contained herein are believed to be correct but are not guaranteed, and any intending purchaser must satisfy themselves as to their accuracy. Prospective purchasers are advised to have their interest noted through their solicitors as soon as possible in order that they may be informed in the event of an early closing date being set for receipt of offers.
2. No responsibility can be accepted for any expenses incurred by intending purchasers in inspecting properties which have been sold or withdrawn.