



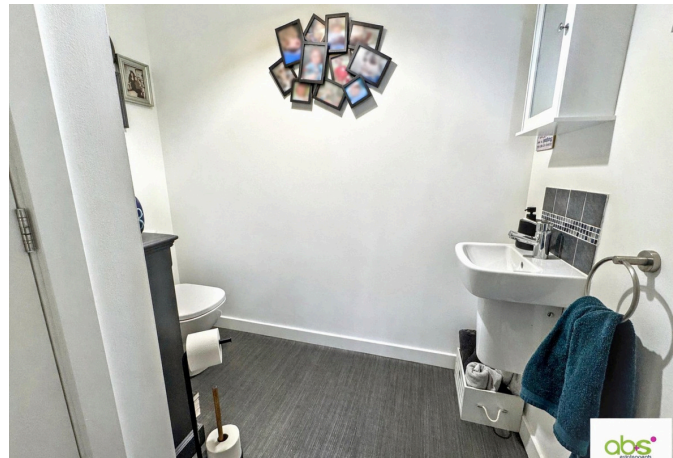
7 Dunbar Close, Elgin IV30 5AA

Offers Over £300,000





“Attractive four bedroom family home in excellent order, quietly positioned within a sought after Hamilton Gardens cul-de-sac. Spacious lounge, large dining kitchen with utility, master en suite, private garden, driveway and garage.”



Key Features

- Excellent Family Home in sought after Hamilton Gardens
- Quiet cul-de-sac location within a sought-after Duffus
- Generous accommodation over 1st and 2nd floors
- Chic & Welcoming Lounge
- Fabulous Family Dining Kitchen with Patio Doors to Garden
- Utility Room : Guest WC
- Master Bedroom with En Suite Shower Room
- 3 further Bedrooms
- Family Bathroom
- Attached Garage plus Parking







Situated within a quiet cul-de-sac in the highly regarded Hamilton Gardens development, this four-bedroom detached home is presented in excellent decorative order throughout and offers spacious, well-balanced accommodation ideal for modern family living.

The property is approached via an attractive entrance which leads into a welcoming hallway with a convenient guest WC. On the ground floor there is a comfortable lounge, perfect for relaxation, along with a generous family dining kitchen that forms the heart of the home. The kitchen enjoys ample space for both dining and everyday living and is complemented by a practical utility room with external access.

Upstairs, the accommodation continues to impress with a master bedroom featuring an en-suite shower room, three further well-proportioned bedrooms, and a stylish family bathroom serving the remaining rooms.

Externally, the property benefits from an attractive garden to the front and a private, enclosed rear garden, providing a safe and pleasant outdoor space. A garage with attached store/boiler house adds further practicality, along with driveway parking.

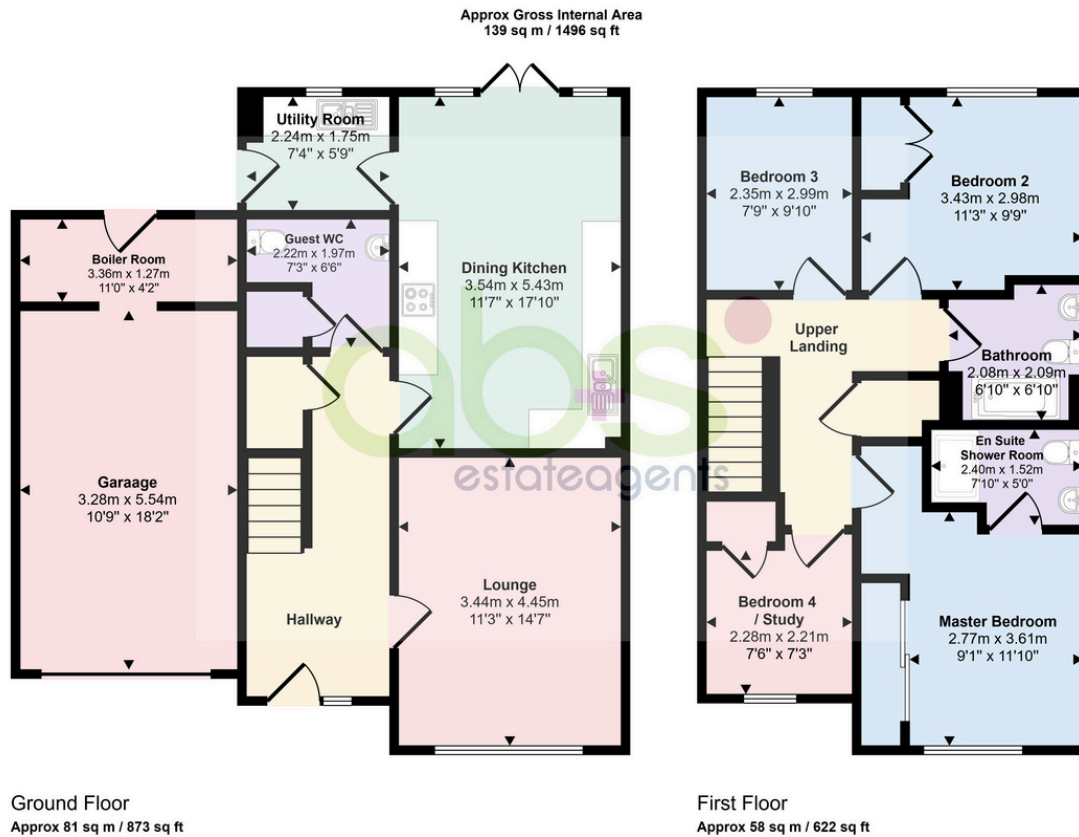
Quietly positioned yet conveniently located, this excellent family home combines modern comfort with an appealing residential setting.



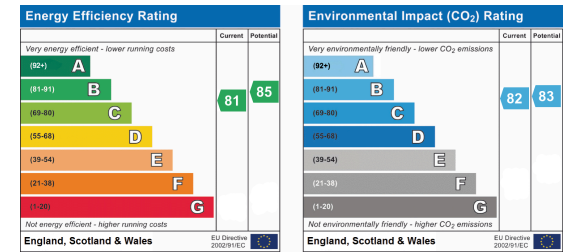








This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Home Report value as at April 2026 is £300,000, EPI Rating B & Council Tax Band E.

Tenure Type: Freehold
Council Tax Band: E
Council Authority: Moray Council