



Immaculately presented three-bedroom terraced home arranged over three floors, offering spacious, light-filled accommodation



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A rare and exciting opportunity to acquire an exceptionally spacious and beautifully presented three-bedroom terraced home, ideally positioned within the highly sought-after and popular Ferryhill area of Forres. Arranged over three well-proportioned floors, 26 Ferryhill combines generous and versatile accommodation with an abundance of natural light and beautifully appointed interiors. Presented in superb condition throughout, this impressive home offers a sophisticated yet comfortable living environment and represents an outstanding opportunity for those seeking a stylish, turnkey family home in a desirable residential setting.

The property benefits from a substantial front porch, providing valuable additional storage and useful extra space while creating a welcoming entrance to the home. New uPVC low-maintenance windows and doors have been installed throughout, complementing the excellent insulation and contributing to the property's low energy costs.

THE LOUNGE



The property welcomes you with a bright and spacious layout, with the lovely sitting room providing an inviting central living space and leading directly into a delightful sunroom. This additional room creates a wonderful connection with the garden and is an ideal space for relaxing, entertaining or simply enjoying the abundance of natural light.

THE SUN ROOM



THE KITCHEN



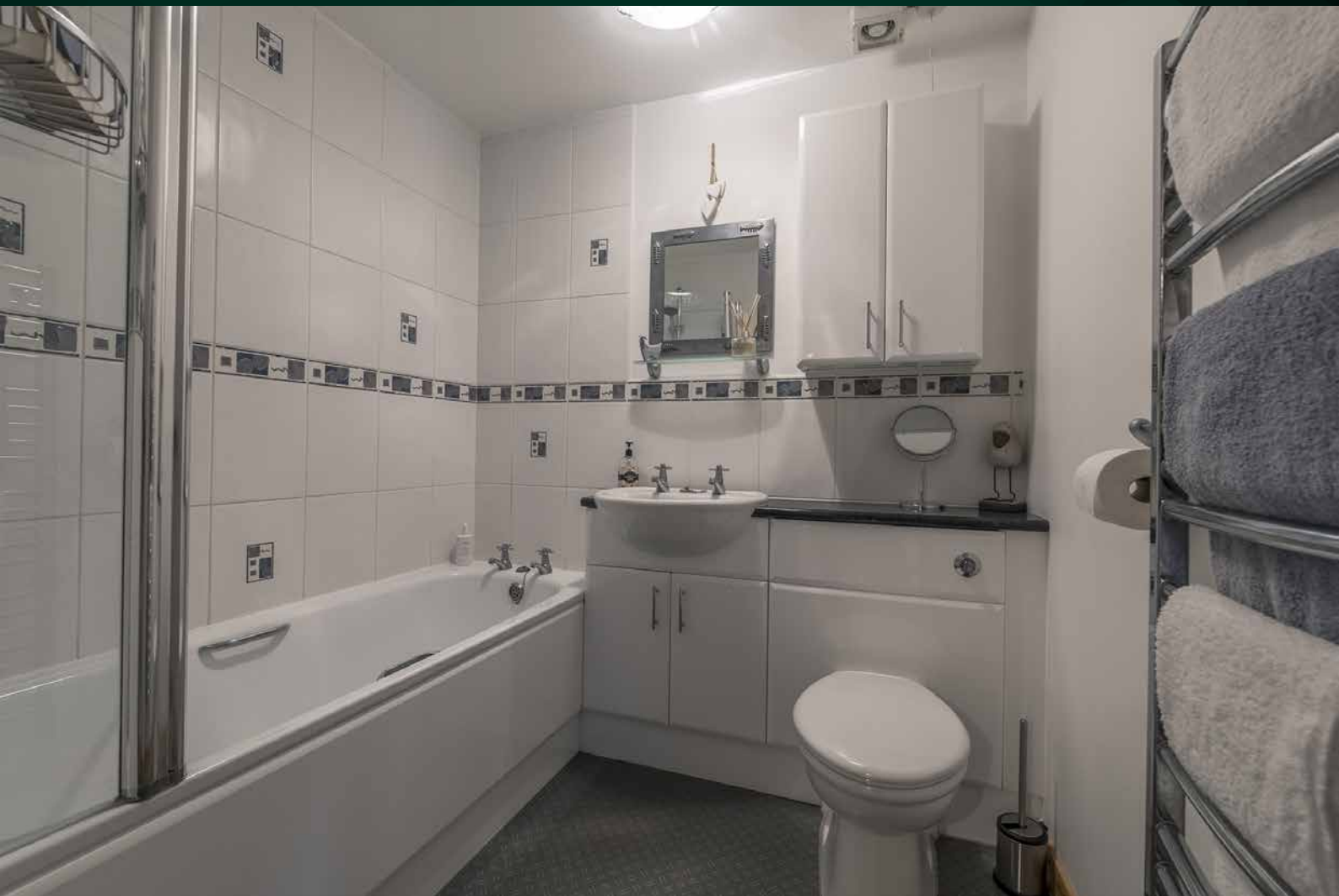
The fitted kitchen is beautifully presented and provides excellent storage and practicality, with a range of integrated appliances and a clean, contemporary finish. The entire property is in immaculate condition, with a lovely sense of space and light throughout.



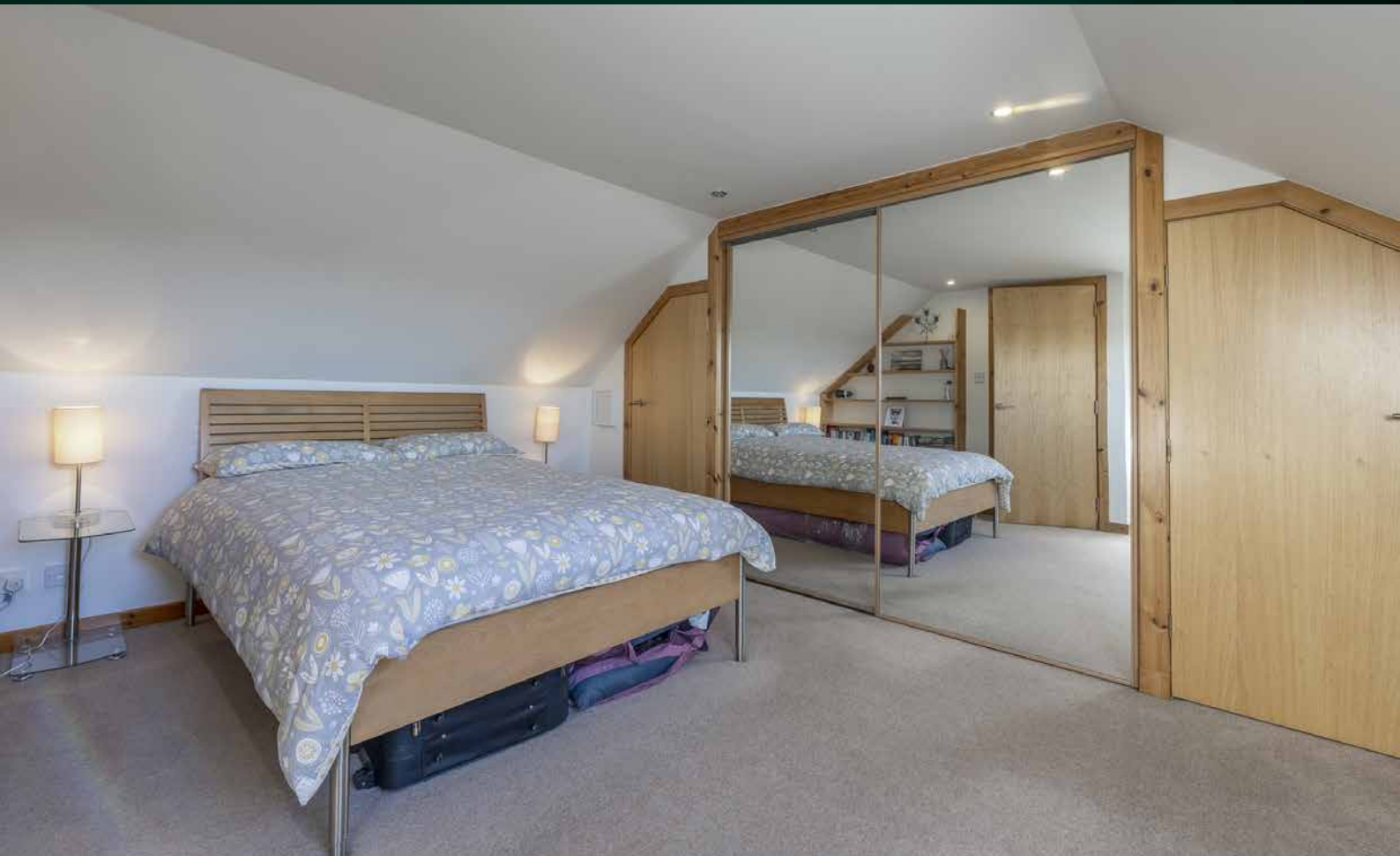


The first and second floors provide three genuinely generous double bedrooms, all benefiting from built-in storage. The first floor also houses the family bathroom alongside two of the bedrooms, while the impressive principal bedroom occupies the entire second floor. This is a fantastic-sized room with excellent proportions, creating a luxurious and private principal bedroom.

THE BATHROOM



BEDROOM 1



BEDROOM 2



BEDROOM 3



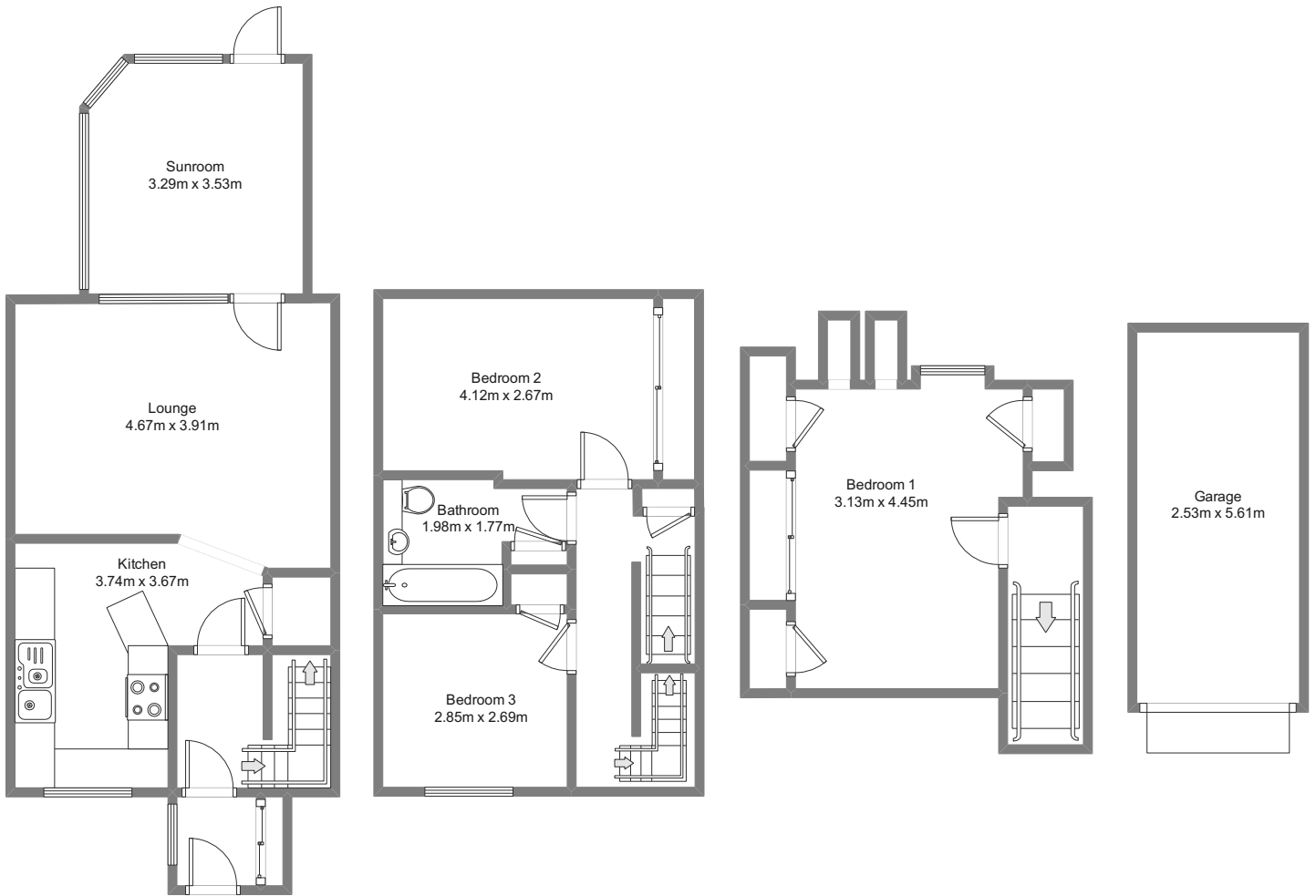
Externally, the property benefits from an external garage located a short walk from the house. To the front, the attractive area of grass is owned and maintained collectively by the residents of the terrace, creating an open yet private setting and adding to the feeling of space and seclusion. The stunning south-facing garden has been thoughtfully designed to be both attractive and low maintenance. A particularly appealing feature is the secluded private seating area, providing a peaceful and sheltered place to sit and enjoy the garden throughout the day.

A truly exceptional three-bedroom home in Forres, offering generous accommodation, beautiful outdoor space, excellent storage, energy efficiency and immaculate walk-in condition.

EXTERNALS

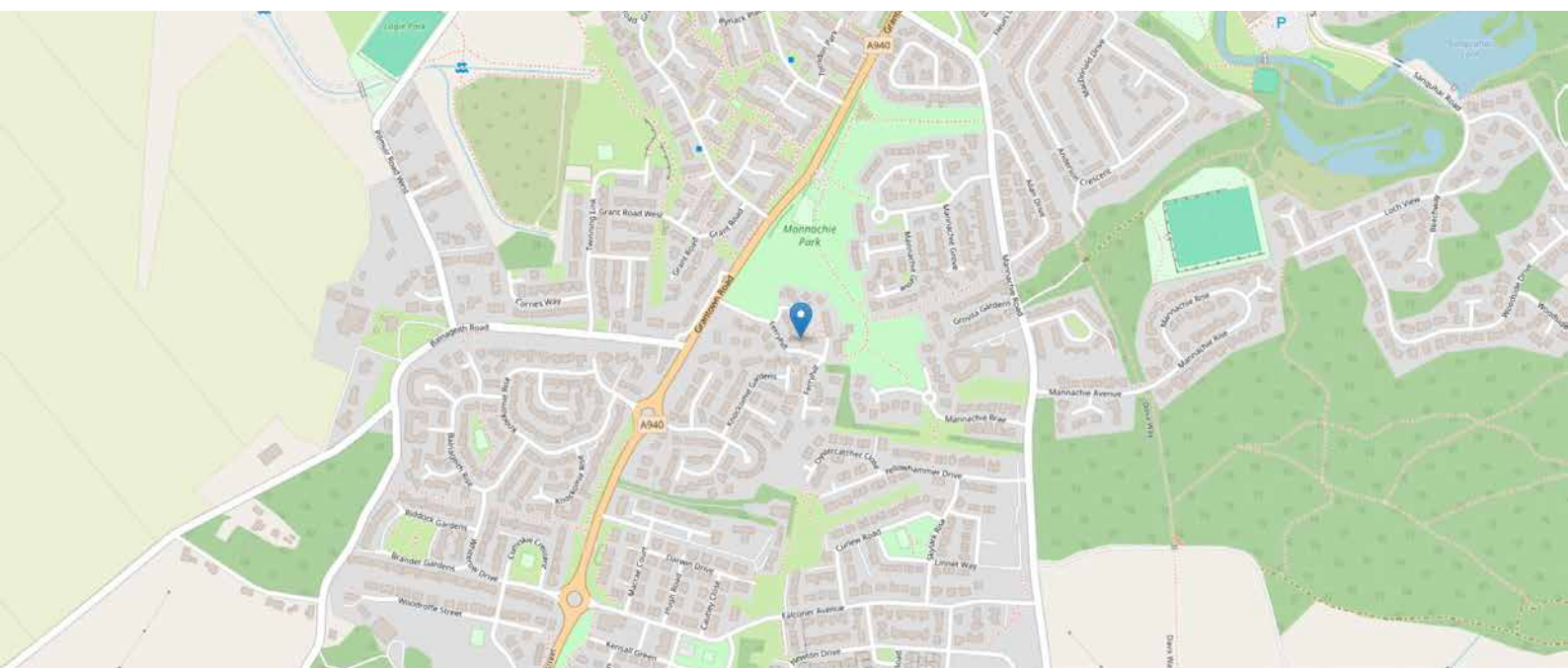


FLOOR PLAN & DIMENSIONS



Approximate Dimensions (Taken from the widest point)

Gross internal floor area (m²): 94m² | EPC Rating: C



THE LOCATION

Forres is one of Moray's most popular towns and offers a wide range of shops, supermarkets, cafés, restaurants and everyday services, together with well-regarded schools, healthcare facilities and leisure opportunities. The town is particularly attractive to those who enjoy outdoor pursuits, with Grant Park, woodland walks and surrounding countryside all close at hand.





The beautiful Moray coastline is also within easy reach, with the popular coastal village of Findhorn just a short drive away. Here, residents can enjoy the sandy beach and extensive opportunities for walking and exploring the surrounding coastline.

Forres is ideally positioned for access to the wider Moray area, with Elgin readily accessible and Inverness also within convenient travelling distance. The town benefits from excellent road and rail connections, making it a popular choice for commuters and those looking for easy access to the surrounding towns and cities.

Combining a peaceful residential setting with convenient access to town amenities, countryside and the Moray coast, this is an appealing location for those seeking modern living in a well-established and highly regarded part of Forres.



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