



5 SEAFIELD CRESCENT

ELGIN, IV30 1RE

£255,000
FREEHOLD

Deena Aranci of Aranci & Firth is delighted to present this beautifully upgraded three-bedroom home, ideally situated within a popular residential area of Elgin. Thoughtfully updated by the current owners, the property offers stylish and comfortable accommodation, complemented by a generous garden, driveway and garage.

On entering, the welcoming hallway provides access to the principal accommodation and useful storage. The generous living room features a charming bay window and cosy log-burning stove, creating an inviting space for relaxing.

The recently fitted dining kitchen is a superb feature of the home, offering a contemporary range of units together with a central island incorporating a breakfast bar. French doors open directly onto the garden, creating an excellent space for both everyday family life and entertaining.

Upstairs, there are three well-proportioned bedrooms and a newly fitted family bathroom. Generous cupboards on both floors provide valuable additional storage.

The current owners have undertaken a comprehensive programme of improvements, including redecoration and new flooring throughout, resulting in a home presented to an excellent standard.

Externally, the property benefits from a well-sized garden with a patio area, providing an attractive space for outdoor dining and relaxation. A driveway offers parking for multiple vehicles and leads to a timber garage, complemented by a

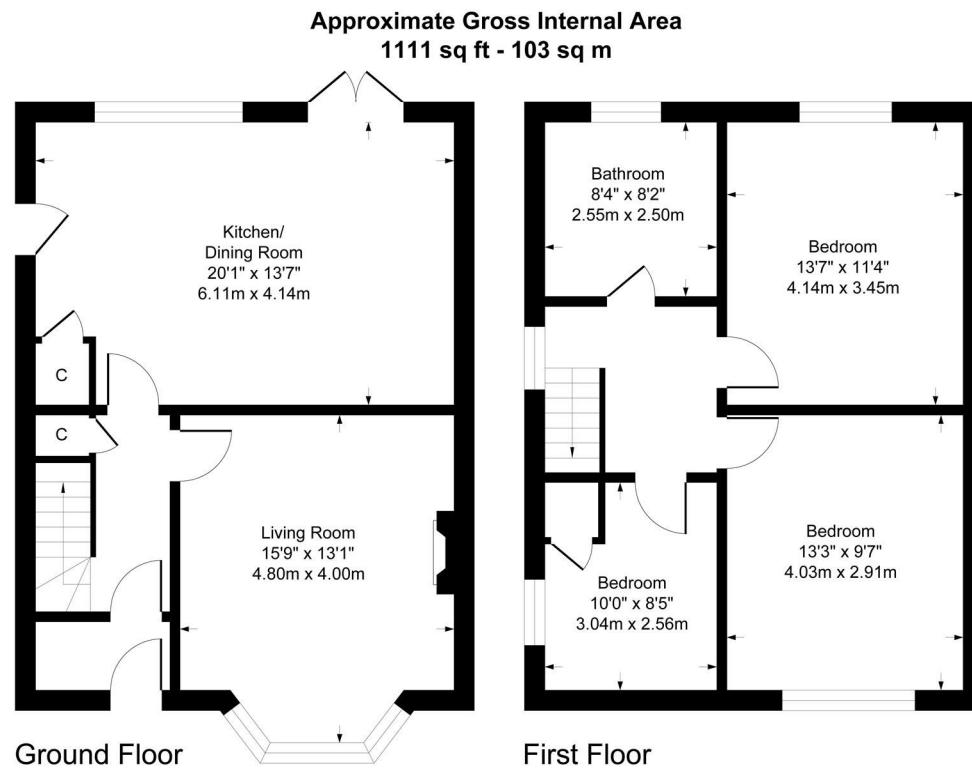
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PROPERTY

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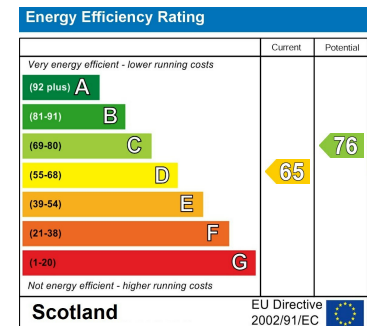
- Beautifully upgraded three-bedroom home
- Recently fitted contemporary dining kitchen
- Central island with breakfast bar
- French doors opening onto the garden
- Charming living room with bay window and cosy log-burning stove
- Newly fitted four piece family bathroom
- New flooring and redecoration throughout
- Generous garden with patio for outdoor entertaining
- Driveway parking for multiple vehicles
- Garage and additional storage shed







Although every attempt has been made to ensure accuracy, all measurements are approximate.
This floorplan is for illustrative purposes only and not to scale.
Measured in accordance with RICS Standards.



EPC Rating: D Council Tax Band: D

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.

Inclusions: - Included in the sale are all fixed floor coverings, window blinds and integrated appliances.

Aranci & Firth
Caledonian House 164 High Street
Elgin
Moray
IV30 1BD

01343 553 977
deena@aranci-firth.co.uk

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