



**75
Upper Burnside
Drive
Thurso**

**Offers in the
Region of
£250,000**



- Detached Bungalow
- LPG Gas central heating
- Integral Garage
- Popular Location
- Driveway
- South Facing Garden

This 3 bedroom detached bungalow is situated in a popular residential area in Thurso. It is a few minutes walk from the coast and a short walk into town.

Accommodation includes 3 bedrooms, lounge, large kitchen/diner, bathroom, en-suite, utility and garage. Benefitting from a large plot with driveway for up to 3 cars and large south facing back garden.

LPG gas central heating, Council Tax Band D and EPC rating E.

For a Home Report and the 360 tour, please go to our website: www.pollardproperty.co.uk
what3words ///cool.befitting.milkman

**Porch** **4' 11" x 3' 7" (1.5m x 1.1m)**

A modern half glazed, obscured glass, brown uPVC front door leads into the front porch which benefits from a small storage cupboard. Flooring is a wood effect vinyl paired with neutral walls, white skirtings and partially glazed oak internal door to the hall.

Hall **15' 1" x 10' 10" (4.6m x 3.3m)**

An L shaped hallway linking the 3 bedrooms, bathroom, lounge and kitchen/diner. Floors are a wood effect vinyl paired with light decor and modern oak doors.

Lounge **17' 5" x 11' 6" (5.3m x 3.5m)**

A large lounge with wide window overlooking the front garden. Decorated in natural colour schemes and grey carpets. There is a glass block wall allowing light to the hallway. Lighting options include the ceiling light or softer wall lights.

Kitchen/Diner **17' 5" x 11' 10" (5.3m x 3.6m)**

This is the heart of the home with kitchen at one end, dining area at the other and modern French doors opening to the patio/back garden. The kitchen has a large number of blue cabinets and plenty worktop space for the avid chef. There is a 6 burner gas range with electric fan oven. Facilities include a twin bowl stainless steel sink and dishwasher. There is space for a fridge freezer. Flooring is a wood effect vinyl and walls are painted a soft green. Completed with a tiled splashback, under cabinet lighting and a stainless steel extractor.

Bedroom 1 **12' 6" x 11' 6" (3.8m x 3.5m)**

The main bedroom has a built in double wardrobe and en-suite. Colours are neutral with a grey carpet. The large window overlooks the front garden.

En-suite **13' 1" x 5' 7" (4m x 1.7m)**

The ensuite consists of a shower and vanity with toilet and sink. The vanity provides plenty storage space. Finished off with a tiled surround and wall mirror. Fittings are all chrome or white. Floors are a wood effect vinyl.

Bedroom 2 **12' 6" x 8' 10" (3.8m x 2.7m)**

The second bedroom is also a double with 2 large built in wardrobes. Also finished in grey carpets and neutral colours.

Bedroom 3 **9' 2" x 8' 6" (2.8m x 2.6m)**

A slightly smaller double room with window overlooking the back garden. Fresh white walls and grey carpet.

Bathroom **8' 6" x 5' 7" (2.6m x 1.7m)**

The bathroom consists of a corner bath, sink, toilet and corner shower enclosure. Taps and trims are mainly gold coloured including the mains hot water shower unit. Surround is a white tile with blue tiled border. Floors are a wood effect vinyl.

Garage **17' 9" x 14' 5" (5.4m x 4.4m)**

The garage is off the kitchen. It is a large enough to drive a car in and unload shopping etc. There is a convenient sectional electric door. Floors are concrete and the ceiling is fully plasterboarded. There is an internal window to the utility and kitchen units built in. There is a brick nook, ideal for tool storage. Unlike most garages, this room is bright and flows well into the house so feels like it adds to the living accommodation.

Utility **10' 2" x 7' 3" (3.1m x 2.2m)**

Off the back of the garage, the utility provides space for a washing machine and tumble drier. There are fitted white kitchen units with worktop and stainless steel sink. Floors are done in a cream ceramic tile. White tiled splashback and white decor. There is a window to the greenhouse, a door to the back garden and a door to the side of the property where there is a lean-to sheltered area.

Garden

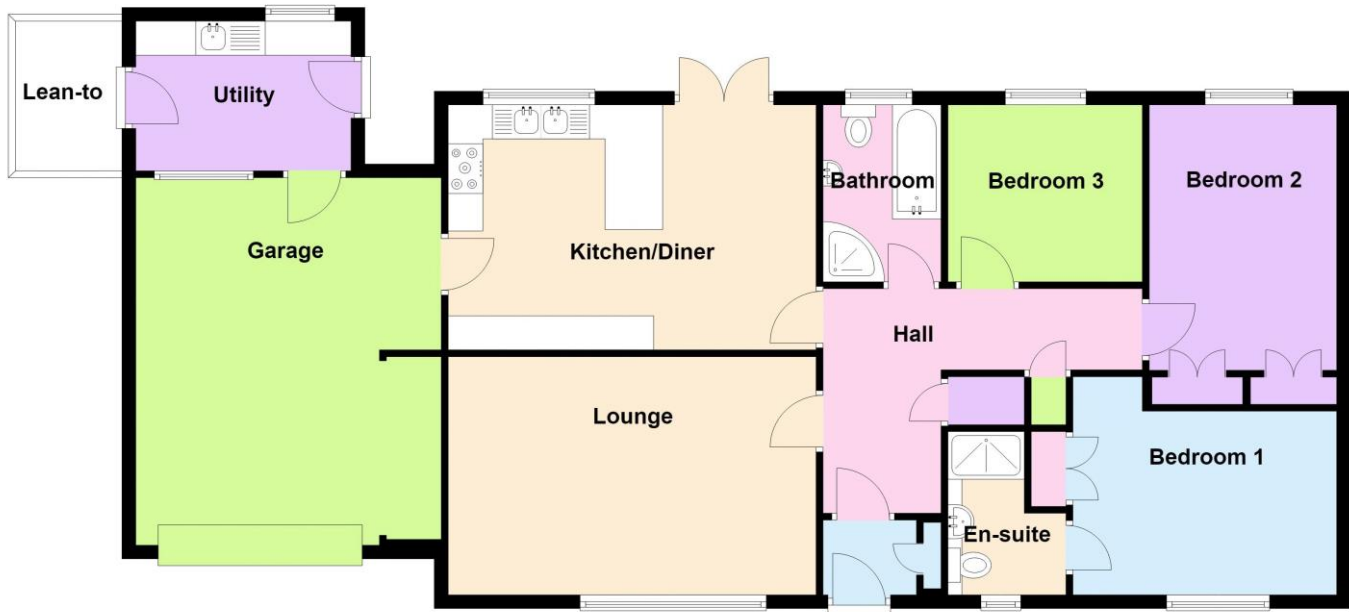
The property benefits from a large plot with south facing back garden which has been developed to include a paved patio area, established borders and shrubs, pergola and decked area. The front garden has a driveway large enough for 3 cars. The remainder of the front is laid to lawn with shrubs providing privacy from the street. There is an accessible ramp to the front door.

Carpets, curtains, blinds and dishwasher are included in the sale. Kitchen fridge/freezer available by separate negotiation.





Ground Floor



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