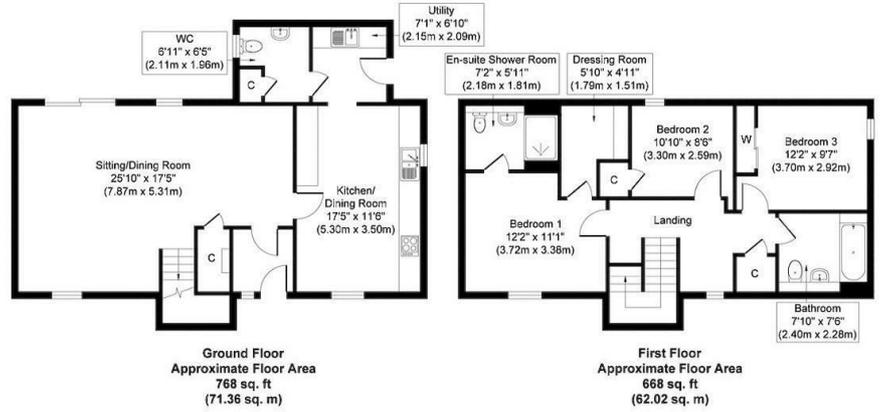


9 Milne Avenue, Croy,
Inverness, IV2 5JS



- Spacious detached villa in prime location
- Lounge/dining room, kitchen/diner, 3 double bedrooms, bathroom, utility, en suite, WC
- Ideal for families, couples or first time buyers
- Sought after Culloden Academy catchment area
- Enclosed sunny garden, detached garage, drive with parking for 2 cars
- EPC band B



SUMMARY

This impressive three bedroom detached villa offers stylish, well-proportioned accommodation ideally suited to modern family living, set within the popular village of Croy. The bright and spacious lounge and dining area provide a comfortable and inviting space for both relaxing and entertaining. The modern kitchen is fitted with quality integrated Smeg appliances, including an induction hob, double electric oven, extractor, fridge/freezer and dishwasher. Off the kitchen, a separate utility room offers additional practicality and houses a freestanding washing machine, with a conveniently located WC completing the ground floor accommodation. Upstairs, the home continues to impress with three generous double bedrooms, two of which benefit from fitted storage. The principal bedroom enjoys the added luxury of a walk-in wardrobe and a modern en-suite shower room. A well-appointed family bathroom completes the upper level. Externally, sliding doors from the living area lead out to the private rear garden, creating a seamless connection between indoor and outdoor living. The property also benefits from a driveway and single garage, providing excellent parking and storage. Further highlights include triple glazing and gas central heating throughout and the added benefit of six solar panels, enhancing the home's energy efficiency and running costs.

Extras: Add text here

Services: Add text here

Council Tax: F

Floor Area: 0.00 sq ft

Date of Entry: Add text here

Viewing: Don't delay – get in touch with Tailormade Moves today to arrange a viewing

Offers Over £380,000

CONTACT

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info@tailormademoves.co.uk

TELEPHONE

01463 233218

| Energy Efficiency Rating | | Current | Potential |
|---|-------------------------|---------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | 85 | 85 |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| Scotland | EU Directive 2002/91/EC | | |

EPC Rating: B
Council Tax Band: F