

# 14 Crown Drive

Crown, Inverness , IV2 3NL

Offers Over £650,000







## Overview

- Stunning detached 6 bed Victorian villa in prime location
- Sought after Crown primary school catchment
- Lounge, dining room, family room, kitchen/diner, utility, WC
- 6 double bedrooms, 4 ensuites, shower room, store room
- Private enclosed rear garden with patio, drive for 4 cars
- EPC Band D



## Description

Beautifully presented, detached Victorian home, offering generous living spaces and a warm, welcoming atmosphere. This substantial villa is full of period features including high ceilings, cornicing, deep skirting's, solid doors, decorative arches, stained glass and original mosaic vestibule tiles. There are 3 reception rooms, including a formal lounge with wood burning stove, a spacious family room and large dining room. The bright kitchen/diner offers integrated appliances including an induction hob, double oven, fridge/freezer and dishwasher. French doors open onto the garden for effortless indoor outdoor living. A large utility room and WC, with ample space to add a shower, complete the ground floor accommodation. The impressive staircase, framed by the original stained glass window, leads to the half landing with a shower room and generous store room which houses the pressurised hot water tank. The first floor features five well appointed double bedrooms, four with ensuite shower rooms. One bedroom is currently used as a games room, offering excellent flexibility. The principal bedroom occupies the second floor, creating a peaceful retreat with lovely outlooks from the Velux windows and a new luxurious ensuite bathroom with separate shower. There is gas central heating and double glazing throughout except for the stain glass window. The large, enclosed rear garden is level, private and mostly laid to lawn, with mature trees and shrubs and an outdoor tap. A driveway provides parking for four cars. This exceptional property is ideal for the discerning buyer seeking a substantial family home in the highly sought-after Crown area of Inverness.





## Room Dimensions

Lounge	(13' 3" x 19' 2") or (4.04m x 5.83m)
Family Room	(15' 5" x 19' 2") or (4.69m x 5.83m)
Dining Room	(17' 1" x 11' 5") or (5.20m x 3.47m)
Kitchen / Diner	(13' 0" x 15' 1") or (3.95m x 4.61m)
Store Room	(9' 4" x 11' 0") or (2.84m x 3.35m)
Wc	(5' 9" x 8' 0") or (1.74m x 2.43m)
Shower Room	(5' 9" x 10' 6") or (1.74m x 3.19m)
Laundry Room	(7' 2" x 9' 10") or (2.18m x 3.00m)
Principal Bedroom	(14' 8" x 20' 0") or (4.48m x 6.10m)
Bedroom 2	(11' 3" x 9' 7") or (3.42m x 2.91m)
Bedroom 2 En Suite	(4' 7" x 7' 9") or (1.39m x 2.37m)
Bedroom 3	(13' 0" x 17' 7") or (3.96m x 5.35m)
Bedroom 3 En Suite	(5' 4" x 6' 9") or (1.62m x 2.06m)
Bedroom 4	(13' 3" x 14' 2") or (4.05m x 4.33m)
Bedroom 5	(10' 10" x 11' 1") or (3.29m x 3.38m)
Bedroom 6/Games Room	(9' 5" x 9' 11") or (2.87m x 3.02m)
Principal Bedroom En Suite	(6' 2" x 12' 6") or (1.88m x 3.80m)







### Extras

All fitted floor coverings, fixtures and fittings, including all light fittings. Curtain poles and window blinds. Integrated appliances include the induction hob, double electric oven, extractor, fridge/freezer and dishwasher.

### Services

Mains gas, electricity, water and drainage. Telephone and fibre broadband.

### Council Tax

Band G

### Tenure

Freehold

### Floor Area

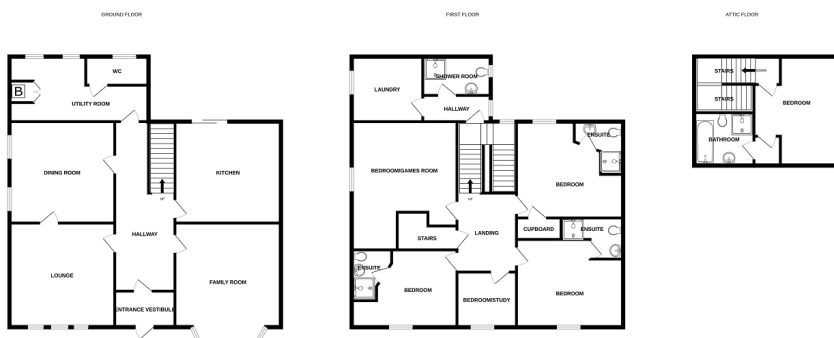
261m<sup>2</sup>

### Entry

By mutual agreement.

### Viewing

Don't delay contact Tailormade Moves today to arrange a viewing.



**Tel: 01463 233218**

The Greenhouse, Beechwood Business Park, Inverness. IV2 3BL

[info@tailormademoves.co.uk](mailto:info@tailormademoves.co.uk)

[www.tailormademoves.co.uk](http://www.tailormademoves.co.uk)



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