



12 Thistle Park Wick

Offers Over £82,000



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3 BEDS | 1 BATH | 1 RECEPTION

Property Information

Yvonne Fitzgerald is delighted to bring to the market this well-presented mid-terrace, two-storey house, situated within a residential area of Wick. Offering spacious accommodation, the property comprises a lounge, newly fitted kitchen, three bedrooms and a stylish bathroom. Further benefits include an enclosed front garden and a rear garden providing off-road parking.

The property is entered through a welcoming vestibule, which features half-height wooden panelling and useful storage. The inner hallway has laminate flooring, coving, a dado rail and a handy under-stairs storage cupboard. The lounge is neutrally decorated and features an attractive oak fireplace with an enclosed fire and marble hearth and surround, together with a large front-facing window allowing natural light into the room.

The newly fitted kitchen is finished with oak-effect wall and base units, black laminate worktops and matching upstands. Appliances include an integrated oven and hob with extractor hood above, alongside a freestanding dishwasher. There is also space for a washing machine and fridge-freezer. A rear vestibule provides additional space and access to the garden.

The first floor offers three bedrooms and the newly fitted family bathroom. The bedrooms are neutrally decorated, with two benefiting from built-in storage, including a cupboard housing the hot water cylinder in bedroom two. The bathroom has a stylish finish, with wet wall to the walls and ceiling, a bath with shower above, WC and a wash hand basin set within a vanity unit.

Externally, the property benefits from an enclosed front garden laid to lawn. To the rear, a further garden area provides off-road parking.



Extra Information

Services

School Catchment Area is
Newton Park Primary School / Wick High School

EPC

D

Council Tax Band

B

Tenure

Freehold

Viewing

If you would like to view this property, please contact the office on 01847 890826

Extras

Key Features

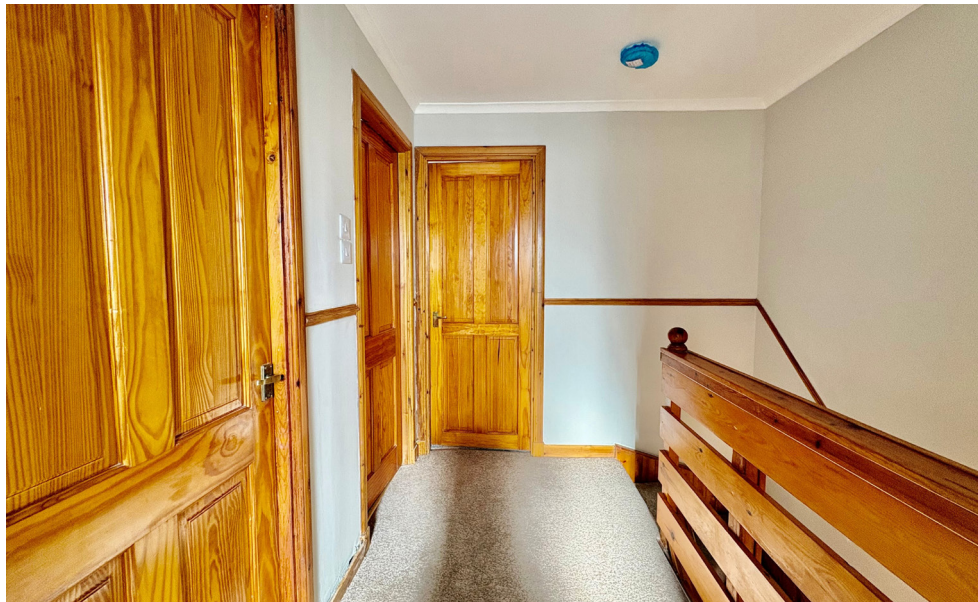
- Mid-terrace two-storey house
- Three bedrooms
- Newly fitted kitchen & bathroom
- New carpets throughout
- Useful built-in storage
- Enclosed front garden
- Off road parking



Property Photos



Property Photos



Property Photos



Property Dimensions

Vestibule 1.08m x 1.19m

Accessed through a half-glazed UPVC door, the vestibule has wooden panelling to half height, coving, a flush light fitting and a smoke alarm. A cupboard provides storage and laminate has been laid to the floor. A half-glazed wooden door gives access to the inner hall.

Lounge 3.80m x 4.07m

This neutrally decorated lounge features an oak fireplace with an enclosed coal fire and marble hearth and surround. A carpet has been laid to the floor, and there is a triple light fitting, a smoke alarm, a phone point, double sockets and a central heating radiator. A large window faces the front elevation.

Rear Vestibule 1.50m x 1.80m

A spacious area, the vestibule has oak laminate flooring and painted walls. There is also coving, a flush light fitting, double sockets and smoke alarm. A UPVC door with glazed panels leads outside.

Bedroom One 2.27m x 2.28m

This newly decorated room has neutral painted walls and fitted carpet. There is a central heating radiator, double sockets and pendant light fitting. A window faces the front elevation.

Inner Hall

The well-presented hallway has laminate flooring and painted walls. There is a central heating radiator, a dado rail, a smoke alarm, coving and a flush light fitting. Also in the hall is a useful under-stairs storage cupboard. Pine doors give access to the lounge, kitchen and rear vestibule.

Kitchen 3.00m x 3.80m

The newly fitted kitchen has oak-effect base and wall units with black laminate worktops and upstands. There is a stainless-steel sink with drainer, an integrated oven, hob with extractor hood above and a freestanding dishwasher. Space is also available for a washing machine and fridge-freezer. Laminate has been laid to the floor, and there is a central heating radiator, ceiling light and ample double sockets. A window faces the rear elevation.

Top Landing 1.36m x 2.88m

A carpeted stairwell gives access to the first-floor landing where there is a hatch to the loft void, a smoke alarm and a flush light fitting. Doors lead to two double bedrooms, a single bedroom and the family bathroom.

Bathroom 1.78m x 2.26m

The stylish newly fitted bathroom has had wet wall fitted to the wall and ceiling and has a bath with shower above, white W.C. and a sink built into a vanity storage unit. There is a central heating radiator, vinyl flooring and a flush light fitting. An obscured glass window faces the rear elevation.

Property Dimensions

Bedroom Two 3.60m x 3.29m

This rear facing room has been decorated in the same fresh palette as the other two bedrooms. There is a central heating radiator, phone point, pendant light fitting and double sockets. A cupboard houses the hot water cylinder and also provides storage. This room also benefits from coving and a window faces the front elevation.

Garden

The property benefits from an enclosed front garden, which has been laid to lawn, providing a neat. To the rear, there is a further garden area offering off-road parking.

Bedroom Three 3.32m x 3.48m

This room is spacious and has a large picture window to the rear elevation. There is a fitted carpet, coving, central heating radiator, double sockets and a pendant light fitting.

WICK

Property Location

The Royal Burgh of Wick is the most northerly town on the East Coast of Caithness and is on the very popular North Coast 500 (NC500) tourist route. The town offers multiple stores such as Tesco, Boots, Superdrug, Argos, and B&M, as well as banks and a post office. The house is within easy driving distance of all amenities, including the hospital and doctor's surgery. There are many leisure opportunities, including a popular golf course, squash club, and public swimming pool/gymnasium. The town also boasts an airport with links to Inverness and Aberdeen and has good rail and coach services, as well as being close to ferry terminals with frequent daily services to Orkney.



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All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendor(s) ownership. We have not verified the tenure of the property, the type of construction, or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyors, etc., prior to the exchange of contracts.