

53 Anderson Street

INVERNESS, HIGHLAND, IV3 8BU



Charming Two-Bedroom Mid-Terraced Home with the River Ness only moments away, with a partial view of the river from the upper floor



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Situated in the heart of Inverness, 53 Anderson Street is a well-positioned two-bedroom mid-terraced house, offering an excellent opportunity for first-time buyers, couples or investors. The property is ideally located within easy walking distance of Inverness city centre and its wide range of amenities.

THE LOUNGE/DINER



The accommodation comprises a welcoming lounge/diner, a separate kitchen, two well-proportioned bedrooms on the first floor and a shower room.

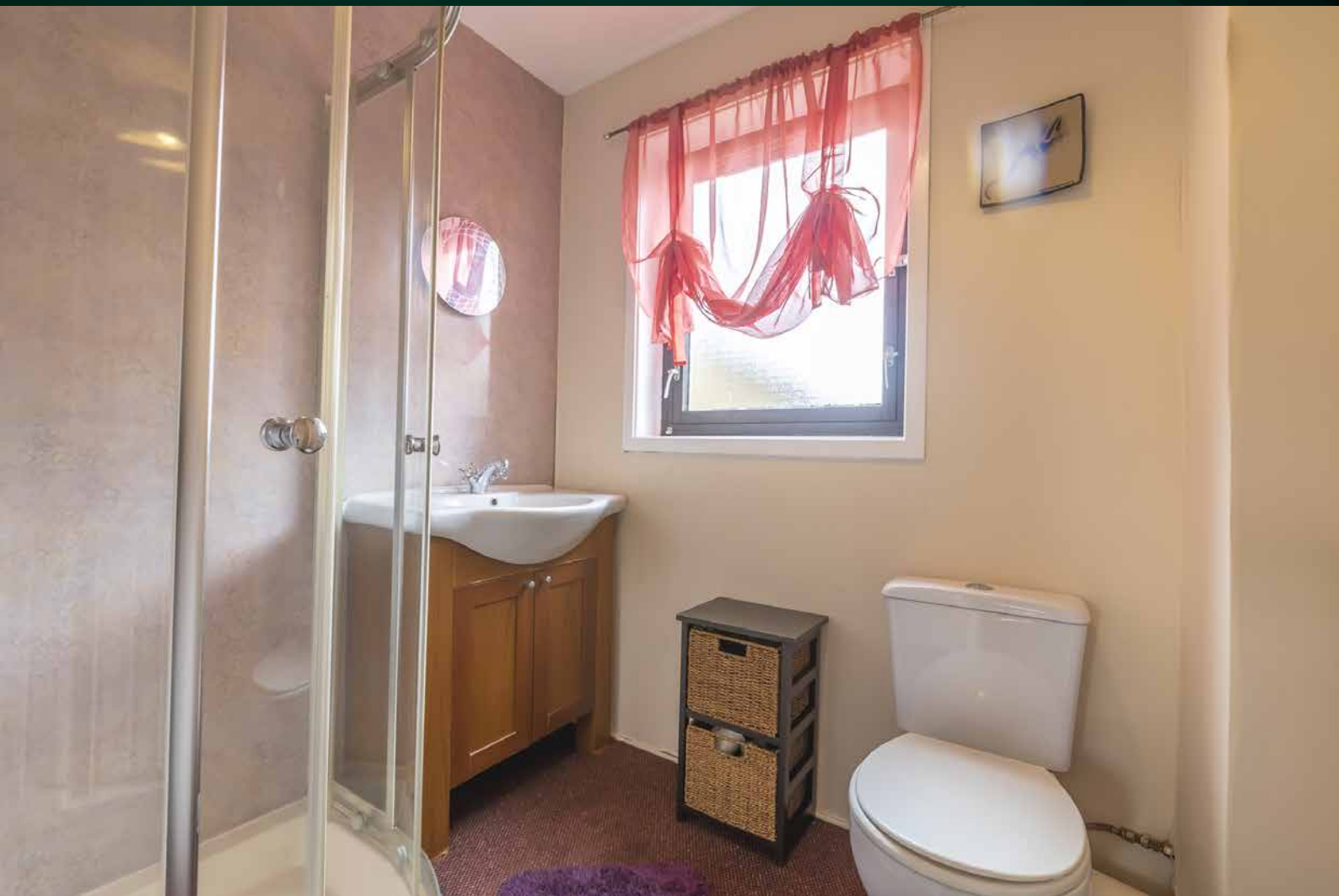
THE KITCHEN



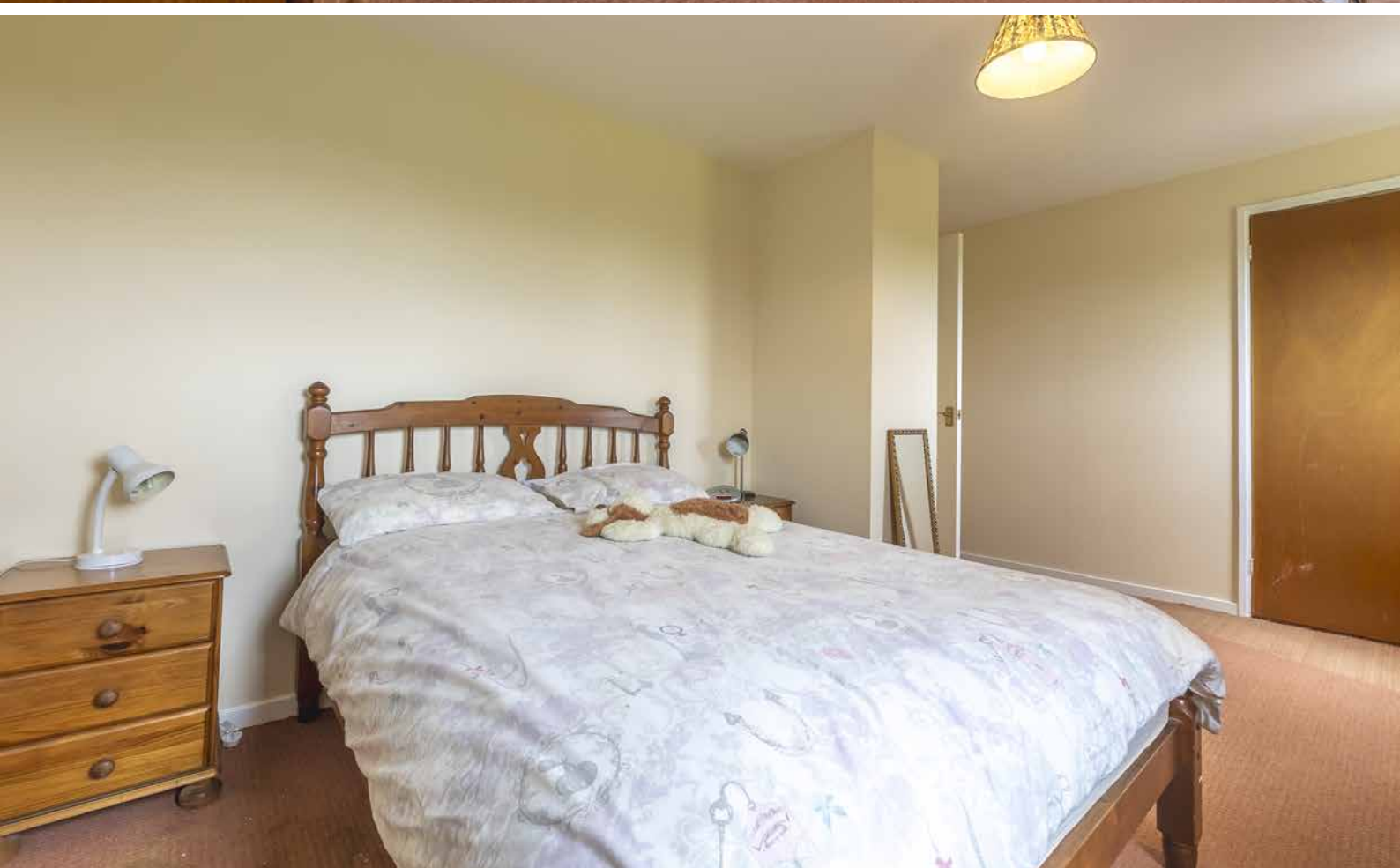


two well-proportioned bedrooms
on the first floor and a shower room

THE SHOWER ROOM



BEDROOM 1



BEDROOM 2



To the rear, the property benefits from a low-maintenance garden with rear gate access, providing a practical outdoor space that is easy to maintain.

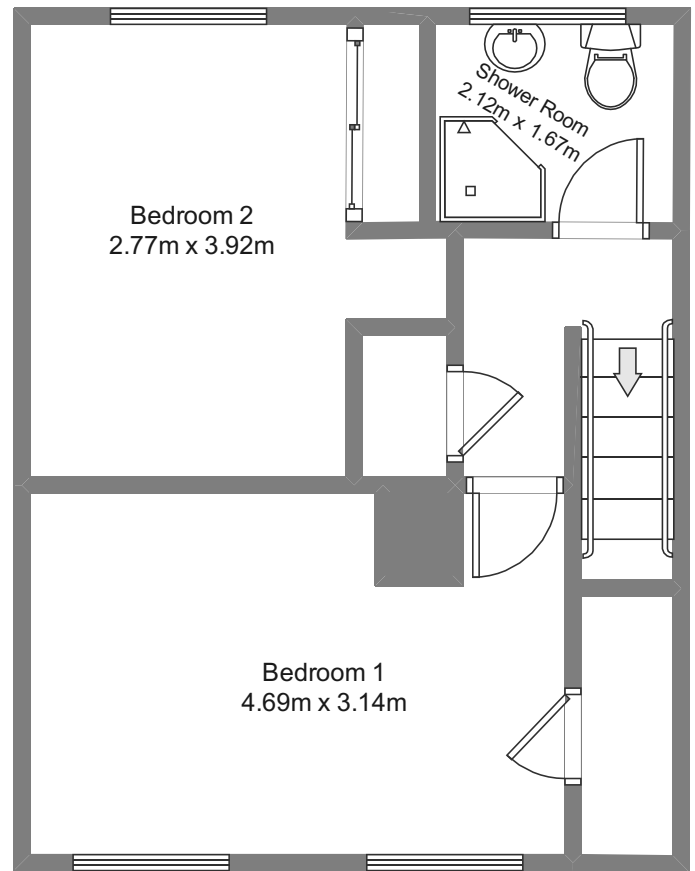
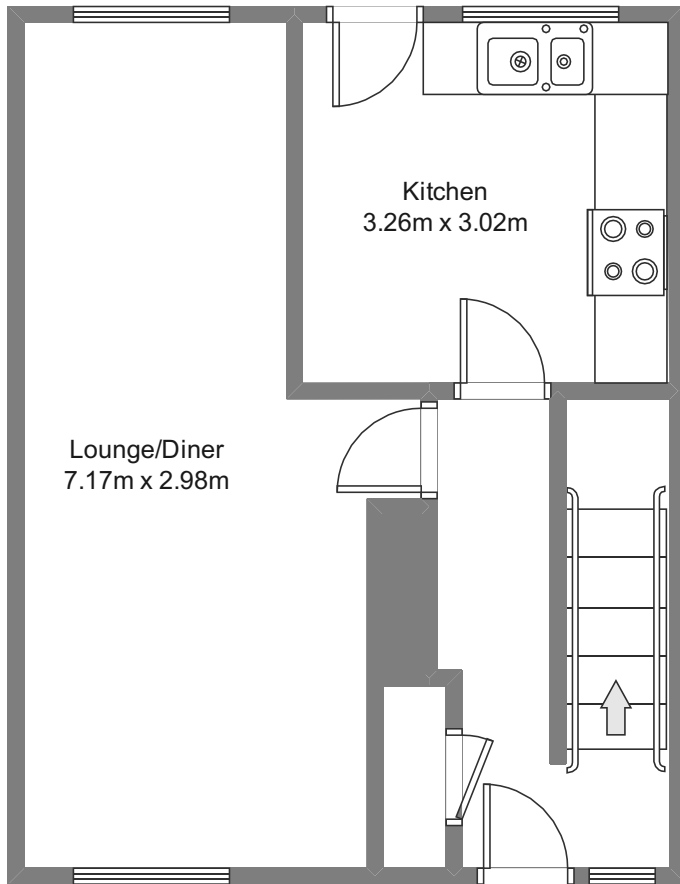
The location is a particular highlight, with Inverness Train Station approximately 13 minutes' walk away, while Eastgate Shopping Centre, the High Street and a variety of restaurants and city-centre amenities are around 15 minutes' walk.

With its central location and practical accommodation, 53 Anderson Street represents an excellent starter home or investment opportunity in the heart of Inverness.

EXTERNALS

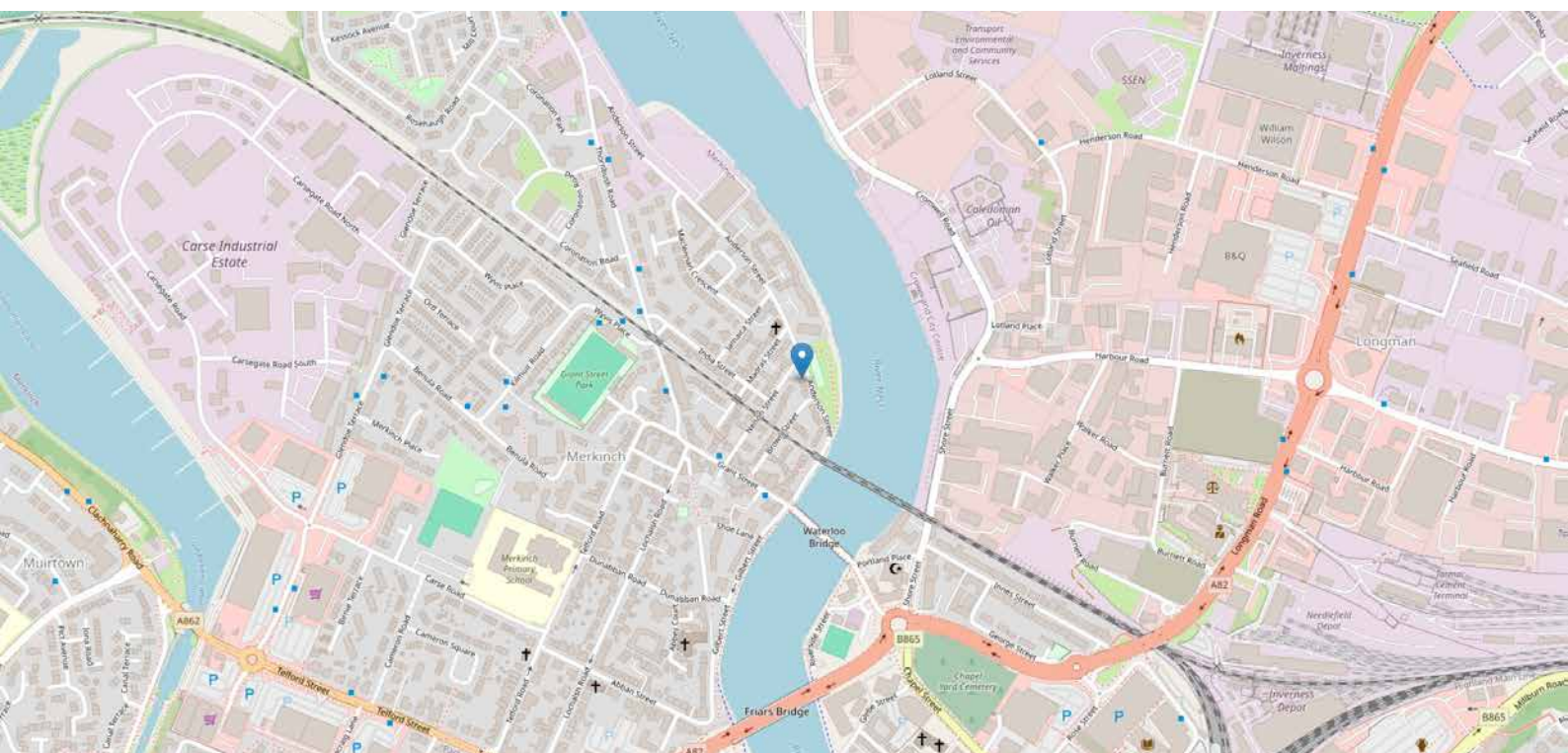


FLOOR PLAN & DIMENSIONS



Approximate Dimensions (Taken from the widest point)

Gross internal floor area (m²): 82m² | EPC Rating: D



THE LOCATION

Located in the heart of Inverness, 53 Anderson Street enjoys a highly convenient position just moments from the River Ness and within easy reach of the city centre. A wide range of shops, cafés, restaurants, bars and everyday amenities are all close by, with Eastgate Shopping Centre, Inverness High Street and the city's main attractions approximately 15 minutes' walk away.





Inverness, known as the capital of the Highlands, offers an excellent combination of city living and access to some of Scotland's most beautiful scenery. The River Ness is nearby, providing scenic walks and green spaces, while the city centre offers a vibrant selection of leisure, dining and shopping opportunities. The property is also well placed for transport links, with Inverness Train Station approximately 13 minutes' walk away, providing regular services to destinations across Scotland. Local bus services are also readily accessible, while Inverness Airport is within easy reach by road.

For those wishing to explore further afield, some of the Highlands' most popular destinations, including Loch Ness and the North Coast 500, are easily accessible from Inverness. With its central location, excellent amenities and strong transport connections, 53 Anderson Street is ideally positioned for convenient city living and would make an attractive home or investment in the Highland capital.



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