



**14
Robertson
Lane,
Thurso**

Offers Over £120,000



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2 BEDS | 1 BATH | 1 RECEPTION

Property Information

Yvonne Fitzgerald is delighted to bring to the market this stunning two-bedroom bungalow, finished to an exceptional standard and located in a sought-after residential area of Thurso. Offering stylish contemporary living throughout, this immaculate home is presented in true walk-in condition and is ideal for a range of purchasers.

The heart of the home is the impressive open plan lounge and kitchen; a bright and spacious living area designed for modern lifestyles. The stylish lounge features a striking wall-mounted electric fire with a beautiful Caithness stone mantle, whilst dual aspect windows fitted with shutters flood the room with natural light. The contemporary Ashley Ann kitchen has been finished to a high specification, offering an excellent range of grey units, a central island with breakfast bar, quality integrated appliances and a wine cooler, making it perfect for both everyday living and entertaining.

An inner hallway leads to two beautifully presented bedrooms. The generous principal bedroom benefits from a walk-in dressing room and a feature wall-mounted electric fire, creating a luxurious retreat. The second double bedroom is well presented and enjoys a window seat with fitted shutters. Completing the accommodation is a superb, fully tiled family bathroom featuring a freestanding bath, separate shower and stylish vanity unit, together with a practical utility room offering excellent storage and direct access to the garden.

Externally, the property occupies beautifully landscaped garden grounds which have been designed for low-maintenance enjoyment. The enclosed rear garden features an attractive decking area with a pergola, colourful flower borders and a useful stone-built shed, creating the perfect space for outdoor dining and relaxing.



Extra Information

Services

School Catchment Area is Miller Academy / Thurso High School

EPC

D

Council Tax Band

C

Tenure

Freehold

Viewing

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

Extras

What3Words: [///mogs.atlas.vies](https://www.what3words.com/#!/mogs/atlas/vies)

Key Features

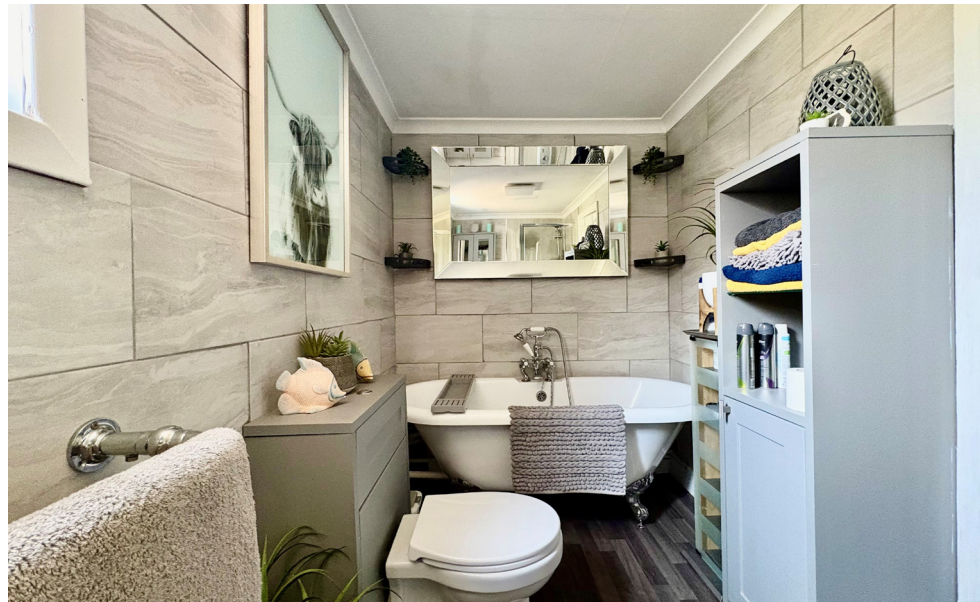
- **Stunning two-bedroom detached bungalow**
- **Immaculately presented in walk-in condition**
- **Sought-after residential location in Thurso**
- **Stylish open plan lounge and dining kitchen**



Property Photos



Property Photos



Property Photos



Property Photos



Property Dimensions

Vestibule 1.64m x 1.53m

Accessed through a UPVC door the vestibule has vinyl flooring and papered walls. A hatch gives access to the loft void, there is a flush light fitting and a door gives access to the open plan lounge/kitchen.

Lounge/Kitchen 7.43m x 4.76m

Lounge

The stylish lounge has a feature papered wall and carpet laid to the floor. A focal point within the room is the wall mounted electric fire which has a Caithness stone mantelpiece. Dual aspect windows with shutters let natural light flood into the room. This room also has built in shelving, a central heating radiator and heat detector.

Kitchen

This modern area comprises of an Ashley Ann fitted kitchen in grey, with base and full height units, an island provides extra storage and there is also a breakfast bar. Kitchen appliances include an induction hob with built in extractor, double ovens, dishwasher and an integrated fridge/freezer. The room also benefits from a wine cooler, bin store, sink with drainer and wall mounted shelving. Vinyl has been laid to the floor, there is a central heating radiator and smoke alarm. There is a velux window and a further window facing the front elevation.

Bedroom Two 2.86m x 3.67m

Tastefully decorated with a feature wall and fitted carpet, this room is of good proportions. There is a central heating radiator, flush light fitting and double sockets. A window with built in seat and shutters faces the front elevation. A hatch gives access to the loft void.

Inner Hall 5.72m x 0.99m

The inner hall is bright with white painted walls and carpeted flooring. There are smoke and heat detectors as well as a flush light fitting, power points and a central heating radiator. Doors give access to the bathroom, two bedrooms and the utility room.

Bedroom One 3.53m x 3.23m

This stylish room has two feature walls, grey fitted carpet and benefits from a wall mounted electric fire. A window with shutters and built in seat faces the front elevation. There is a central heating radiator, fitted carpet, flush light fitting and power points. An added benefit of this room is the walk in dressing room.

Dressing Room 1.76m x 1.2m & 0.58m x 1.2m

The dressing room benefits from wall mounted shelving and a velux window lets in natural light. Carpet has been laid to the floor.

Bathroom 1.70m x 3.37m

The beautiful bathroom has been tiled throughout and benefits from vinyl flooring. A freestanding bath as well as a shower, w.c. and a grey vanity storage unit with sink compliment the room. There is also a wall mounted cupboard, a flush light fitting and chrome towel radiator. An obscured window faces the rear elevation.

Property Dimensions

Utility Room 1.98m x 2.81m

This room has a double Belfast sink and laminate worktops. There is a clothes pulley, wall mounted radiator and space for a washing machine and tumble dryer. Vinyl has been laid to the floor, two windows face the rear elevation and a UPVC door leads outside.

Garden

The landscaped garden incorporates decking with a pergola, flower borders and has been fenced all around. There is an outside water tap and a stone built shed.

THURSO

Property Location

The most northerly town in mainland Scotland, Thurso is a great base for exploring the surrounding countryside. There's plenty to see and do in and around the delightful town of Thurso. The town is a hive of lovely traditional shops, cafes, bars, and restaurants. There are good coach and rail links south. There are leisure facilities within the town, which include a cinema and a swimming pool, and outdoor pursuits include surfing, fishing, and yachting. There is an airport and hospital in Wick, which is twenty minutes driving distance away.



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- Comprehensive database of applicants matching quality sellers to buyers
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- Largest independent estate agency in the Highlands.
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- All calls and emails monitored out of hours.
- We oversee the whole sales process from start to finish.
- Over 25 Years Experience.
- Drone Photography





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.