



**PAUL COUTTS**  
ESTATE AGENCY

Paul Coutts Estate Agency Ltd  
102 Brades Hill  
Inverness  
IV3 8AT

# Tigh-Na-Bruach, Invermoriston, Inverness, IV63 7YE

Offers Over £825,000

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- HOME REPORT UNDER EPC LINK
- PRIVATE JETTY WITH FISHING RIGHTS ON LOCH NESS
- SUBSTANTIAL ONE-ACRE PLOT WITH BEAUTIFULLY LANDSCAPED GARDENS
- B&B/GUESTS ROOM
- PEACEFUL VILLAGE LOCATION CLOSE TO LOCAL AMENITIES
- BREATHTAKING PANORAMIC VIEWS ACROSS LOCH NESS
- VERSATILE ACCOMMODATION PREVIOUSLY OPERATED AS B&B OR 5 DOUBLE BED ROOMS
- FULL OF CHARACTER AND CHARM
- VIEWING VERY HIGHLY RECOMMENDED



A rare opportunity to acquire a truly exceptional property enjoying breathtaking panoramic views across the world-famous Loch Ness and surrounding Highland landscape. Tigh-Na-Bruach occupies an enviable position, with private ownership extending right down to the shore, including its own private jetty and fishing rights on Loch Ness. Previously run as a successful B&B, this versatile property also serves as a substantial family home. Set within a generous plot of beautifully landscaped gardens and grounds, this is a unique Highland retreat offering direct access to one of Scotland's most iconic lochs.

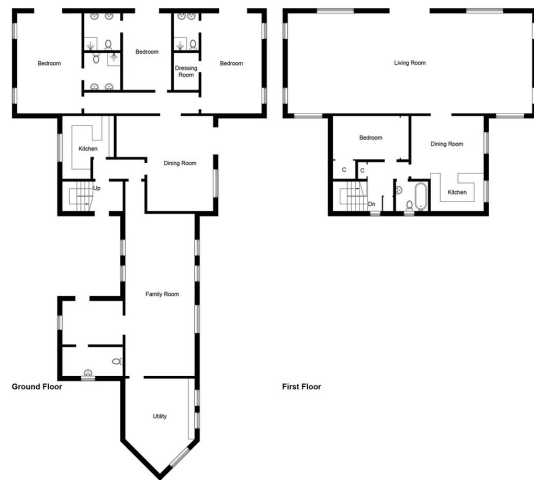


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