



EVERWOOD CHALET | GLEN LOY | BANAVIE | FORT WILLIAM | PH33 7PD

PRICE GUIDE: £250,000

Enjoying an idyllic location close to the entrance to Glen Loy near Banavie, the subjects of sale form an impressive detached chalet, nestled in private tranquil grounds, with the addition of a charming shepherd's hut and large workshop. Everwood Chalet is of timber construction and has been extended and modernised in recent years to provide a fantastic home. Boasting a striking and original design, clad in log profile and larch cladding, the property is in excellent order and benefits from electric underfloor heating, a mixture of double and triple glazing, and oak flooring throughout. The well-sized accommodation is conveniently arranged over one level, and comprises a bright dual-aspect lounge, opening on to a fitted kitchen/diner with SMEG appliances and a feature wood-burning stove, a mezzanine sleeping platform over, utility/pantry, double bedroom and a shower room. Due to the size and location, Everwood Chalet would be ideally suited to a variety of uses, including permanent home, idyllic bolt-hole, or as an investment opportunity in the very buoyant, rental market.

Situated in the desirable area of Glen Loy near Banavie, within the heart of spectacular Highland scenery, the property enjoys the feeling of a rural location, yet is situated just 5 miles from Fort William town centre. This serene location, a short distance from the banks of the Caledonian Canal, featuring the famous Neptune's Staircase locks, means that it is well placed to take advantage of the amenities and numerous leisure and pleasure activities which the area has to offer. With Fort William being the 'Outdoor Capital of the UK', the area benefits from year round visitors enjoying excellent outdoor pursuits such as walking, mountain biking, mountaineering, skiing, sailing, fishing, golf and sight-seeing to name a few. Meanwhile the nearby villages of Corpach and Caol offer shops, bars, several primary schools and Lochaber High School, all in close proximity, with further amenities available in Fort William itself.

Impressive Detached Log Chalet

Desirable Idyllic Location

In Very Good Order

Lounge

Kitchen/Diner & Utility/Pantry

Double Bedroom

Shower Room

Double Glazing & Electric Underfloor Heating

Large Workshop, Garden Shed & Wood Store

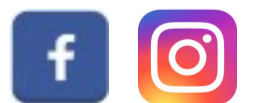
Garden

EPC Rating: C 70

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Accommodation

Lounge 4.9m x 4.5m

With French entrance doors and fixed window panels to front. Vaulted ceiling with three Velux windows to rear. Oak flooring. Sliding doors to bedroom and utility/pantry. Open to kitchen/diner.

Bedroom 3.2m x 2.7m

With window to front and Velux window to rear. Oak flooring.

Utility/Pantry 1.5m x 1.4m

With fitted shelving. Plumbing for washing machine. Oak flooring.

Kitchen/Diner 5.3m x 4.2m

With picture window to front and window to side. Velux windows to front and rear. Fixed bench seat. Wood burning stove set on slate hearth. Mezzanine sleeping platform. Fitted with cream coloured kitchen units, offset with wooden work surfaces. Integral SMEG oven. SMEG gas hob with SMEG extractor chimney over. Oak flooring. Sliding door to shower room.

Shower Room 2.3m x 1.1m

Fitted with white suite of WC, wash hand basin set on vanity unit, and tiled shower cubicle, with electric shower. Heated towel rail. Oak flooring.

Workshop 5.4m x 4.4m

Wooden build, with double doors to front

and entrance door to side. Window to side. Fitted shelving. Light and power. Oak flooring.

Shepherd's Hut

Area One 4.9m x 2.3m

With French doors and two windows to front. Windows to side and rear. Feature wood-burning stove set on slate hearth. Wooden flooring. Open to area two.

Area Two 2.2m x 1.5m

With window to front. Wooden flooring.

Garden

The property sits tranquilly in a generous plot. Laid to a mixture of natural lawn and stone chips for ease of maintenance, the grounds are bound by mature woodland, offset with mature shrubs, bushes and raised beds. The front door is approached by slate steps. A garden shed is included in the sale.

Travel Directions

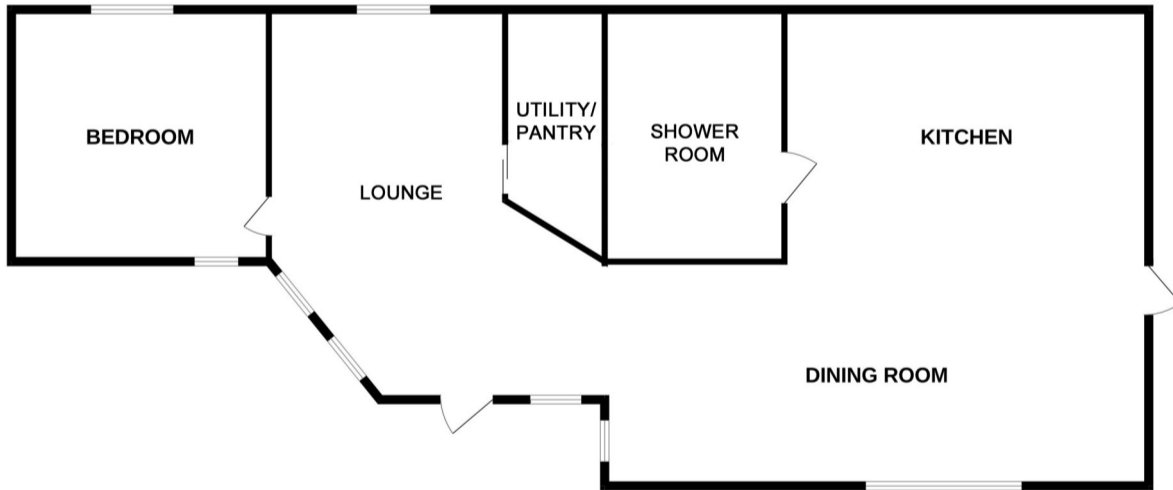
From Fort William, proceed north on the A82 for two miles, turning left on to the A830 'Road to the Isles' towards Mallaig. Proceed over the Caledonian Canal and turn right immediately after on to the B8004, signposted Banavie & Gairloch. Follow the road for approximately 5 miles and turn left where signposted Glenloy. Proceed up the road for around 0.2 miles and turn left where signposted Everwood. The property is located on the left hand side.

 what3words

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Floor Plan



Title Plan

The area outlined red indicates the title for sale.



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