



Harland Gardens Castletown

Offers over £82,000









- 3 Bedrooms
- Semi-detached house
- Popular area
- Village location
- Large garden
- Ideal family home

A 3 bedroom semi-detached house offering a fantastic opportunity for family living, featuring secure front and rear gardens perfect for children and pets.

Situated in the popular and vibrant village of Castletown, the property enjoys a prime location on the renowned North Coast 500 route, just a short walk from the breathtaking Dunnet Beach, famed for its 2 miles of golden sand. Castletown provides a range of local amenities, including shops, hotels, a primary school, and a doctor's surgery, while the nearby town of Thurso (approximately 5 miles away) offers an even wider selection of shops, services, and facilities.

An ideal family home in a sought after coastal location, combining convenience, community, and the beauty of the North Highlands.

Electric heating. Council tax band A and EPC rating F. Home Report and virtual tour through the Pollard Property website, www.pollardproperty.co.uk

What3words: ///bullion.sudden.income





12' 6" x 6' 3" (3.8m x 1.9m) Hall

Enter at the side of the property into the hall via a half glazed front door. The bright hall is naturally lit by a window overlooking the side of the property and has laminate flooring. Doors access the bathroom and lounge; and a carpeted staircase goes op to the first floor landing.

9' 2" x 6' 3" (2.8m x 1.9m) **Bathroom**

A well proportioned room has vinyl flooring, a frosted window and an electric chrome heated towel rail. There is a P-shaped bath with wet wall splashback and an electric shower. This is complemented by a wash hand basin and toilet.

13' 5" x 12' 6" (4.1m x 3.8m) Lounge

A spacious lounge that has oak flooring and a large window overlooking the front garden. There is a decorative fireplace with a Caithness stone hearth. A glass panelled door accesses the kitchen.

12' 10" x 7' 10" (3.9m x 2.4m) Kitchen

A galley kitchen with a vinyl floor, a window overlooking the rear garden and an archway to the dining room/sunroom. There is a fitted kitchen with red wall and floor units and dark grey worktops that accommodate space for a standalone electric oven, under counter fridge and plumbing for a washing machine.

Dining room/sunroom 8' 6" x 6' 3" (2.6m x 1.9m)

A sunny room that has a wooden floor, patio doors and a single door that open into the rear garden.

9' 10" x 3' 3" (3m x 1m) Landing

Carpeted stairs lead up to the first floor landing. It has a window overlooking the side of the property and doors opening into the 3 bedrooms. A ceiling hatch accesses the loft space.

Bedroom 1 13' 9" x 10' 2" (4.2m x 3.1m)

A spacious double bedroom that is carpeted and is flooded by natural daylight by a window overlooking the front garden. It has 3 built in wardrobes that provide plenty of storage.

9' 10" x 8' 2" (3m x 2.5m) Bedroom 2

Another sunny double bedroom that is carpeted and has a window overlooking the rear garden.

11' 2" x 7' 7" (3.4m x 2.3m) Bedroom 3

A single bedroom that is carpeted and has the same sunny outlook as bedroom 2 and views of the rear garden.

Garden

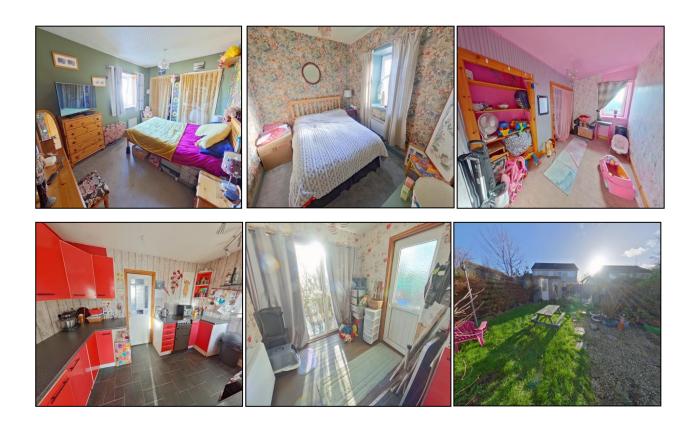
The rear garden is primarily laid to lawn with a patio area, gravel and decking. There is a brick built shed and established shrubs and trees. A path leads to the front garden which has a lawn with flower beds and a stone wall boundary and metal gate.





All carpets, curtains and blinds are included in the sale.

Please call Pollard Property on 01847 894141 to arrange a viewing.



Pollard Property & Mortgages Ltd (trading as Pollard Property)





Ground Floor



First Floor



Asking Price in Scottish Legal Form to Pollard Property. Viewing by appointment through Pollard Property, call 01847 894141. Entry by arrangement tax bandings: www.saa.gov.uk Mortgage Information: please phone us to discuss your requirements. Valuation: If you would like a FREE, no obligation valuation and market appraisal on your property please contact us on 01847 894141.

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