

LOWER DUNBAR STREET

Offers Over £105,000



2 BEDS | 1 BATH | 1 RECEPTION

Property

Information

This lovely spacious two-bedroom ground floor flat benefits from having a garage with it. Decorated with modern decor throughout, this lovely flat is in walk-in condition. There is a vestibule to the front which leads into the very large lounge, this room flows into a hallway which gives access to all the other rooms. There is a lovely spacious kitchen/diner which has fitted wall and base units and includes a washing machine and free standing fridge/freezer, there are two large double bedrooms which are lovely and bright and a lovely modern bathroom which is also spacious and has a P-shaped bath with a shower fitted above. A large walk-in cupboard in the hallway completes the accommodation and it also houses the combi-boiler which has nine years of warranty left on it. Outside and just a few steps along the street is the garage which is fitted with an up-and-over door, power, light and water. Viewing is recommended of this lovely ground-floor flat.









Extra

Information

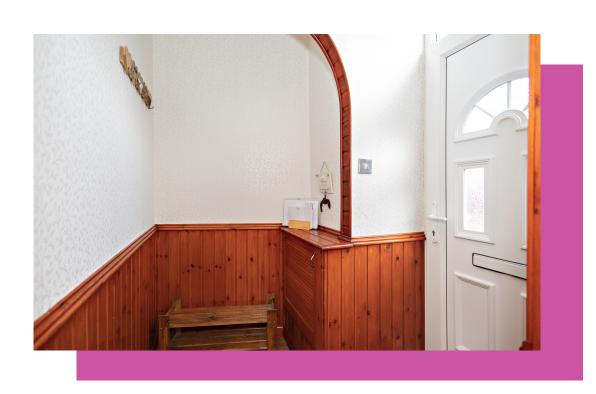
The Council Tax Band is B

The School Catchment Area is Newton Park Primary School / Wick High School

The central heating is gas

Key Features

- GROUND FLOOR FLAT WITH GARAGE
- SPACIOUS THROUGHOUT
- TWO BEDROOMS
- MAINS GAS C.H.
- MODERN DECOR
- WALK-IN CONDITION
- GARAGE TO SIDE
- EPC C



Property

Photos









Property

Photos









Property

Dimensions

Vestibule 1.83m x 1.70m at widest

There is a partial glazed UPVC entrance door with a glazed panel above. The walls have been half wood-lined and there is a cupboard which houses the electrics. There is a feature arch to this room and the flooring is laid to coir matting. There are coat hooks to the wall. A fifteen-pane door leads into the lounge.

Master Bedroom 3.83m x 3.43m

This beautiful bright room has a window facing to the side, there is a radiator to the wall and the flooring is laid to carpeting. There is a deep alcove in this room.

Lounge 5.10m x 6.44m at widest

This beautiful large lounge is L-shaped and there is a window with a deep sill facing to the front. The flooring is laid to newly laid laminate and there is a radiator to the wall. A small cupboard under the window sill houses the gas meter. There are five wall lights to the walls in this large room as well as two lights to the ceiling. A partial glazed door leads into the hallway.

Bathroom 2.51m x 2.34m

This beautiful large modern bathroom has a square P-shaped bath with a screen, wet wall and Mira electric shower above, W.C. and a handbasin. There is a long opaque window facing to the rear which brings in lots of natural daylight. There is a radiator to the wall and the flooring is laid to vinyl.

Hallway

The hallway has a deep walk-in cupboard which houses the combi-boiler which has 9 years of warrant left. There are two radiators to the wall and the flooring is laid to newly fitted light grey carpet.

Bedroom 2 4.42m x 2.39m

This large double bedroom has a window with a deep sill facing to the rear. There is a radiator to the wall and the flooring is laid to carpeting.

Kitchen / Diner 4.42m x 3.33m

There are fitted base units with fitted worktops and tiled splashback. There is a stainless-steel sink with drainer. There is a washing machine below the worktop and also there is a free-standing fridge/freezer, there is also a free-standing electric cooker. There is a radiator to the wall and the flooring is laid to laminate. A window faces to the rear and there is ample room in this large room for a dining table and chairs.

Garage 5.60m x 2.57m

There is a garage which is fitted with an up and over door. The flooring is laid to partial flagstone and partial concrete. There is fitted power, light and water.

WICK

Property

Location

The Royal Burgh of Wick is the most northerly town on the East Coast of Caithness and is on the very popular North Coast 500 (NC500) tourist route. The town offers multiple stores such as Tesco, Boots, Superdrug, Argos and B&M as well as banks and a post office. The house is within easy driving distance of all amenities, including the Hospital and Doctors Surgery. There are many leisure opportunities including a popular golf course, squash club and public swimming pool/gymnasium. The town also boasts an Airport with links to Aberdeen and Edinburgh and has good rail and coach services, as well as being close to ferry terminals with frequent daily services to Orkney.









Property **Layout**

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of coors, windows, rooms and any other items are approximate and no responsibility is taken for any error, prospective purchaser. The services, system and applicance shown have not been tested and no guarantee as to their operability or efficiency can be given.

Moving home can be a

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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, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.