



OLDSCHOOL HOUSE, AUCKENGILL

Offers Over £105,000



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2 BEDS | 1 BATH | 2 RECEPTION

Property Information

This former school house, although in need of renovation, would make a lovely home. Downstairs, the entrance hall benefits from a large open storage area under the stairs, a lounge with an original wooden floor that benefits from a pine fireplace with Caithness stone hearth, and the window enjoys superb coastal views. The dining room has an exposed stone feature wall, which is a focal point of the room, and the kitchen has a shaker-style wall and base units. Upstairs there are two good-sized double bedrooms, both of which feature a fireplace. The bathroom has the original cast iron bath and is pine-clad, and there is also an office area. Outside the home sits a walled garden of mainly lawn with mature shrubs and trees and benefits from a private driveway and a stone out-house.

The town of Wick is approximately 11 miles away and offers multiple stores such as Tesco, Boots, Superdrug, Pets at Home, 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.



Extra Information

Services

School Catchment Area is Keiss Primary School / Wick High School

EPC

Not Specified

Council Tax

Not Specified

Tenure

Freehold

Viewing

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

Extras

What3Words///wage.canoe.cutlets

Key Features

- **RENOVATION OPPORTUNITY**
- **STUNNING VIEWS**
- **LARGE GARDEN**
- **TWO BEDROOMS**



Property Photos



Property Photos



Property

Dimensions

Inner Hall 3.45m x 3.03m

Accessed through a partially glazed UPVC door this area of the home features a Caithness flagstone floor and has coving, a central heating radiator and a pendant light fitting. The hall benefits from a large open under-stairs storage area. Four-panel doors lead to the lounge, kitchen and dining room.

Lounge 3.62m x 3.63m

The lounge has a window to the front elevation, which enjoys superb coast views. There is beautiful coving, recessed shelving, and a five-light fitting. Featuring the original wooden floor and a pine fireplace with Caithness flagstone hearth, this room also has a central heating radiator and double sockets.

Kitchen 3.05m x 2.01m

This room has shaker-style oak base and wall units with laminate worktops and a stainless-steel sink with drainer. The kitchen features a hob, a single oven, a fridge, a washing machine, and ceramic floor tiles. There is also a central heating radiator and pendant light fitting. The window facing the rear elevating provides plenty of natural light, and a hardwood door leads outside.

Dining Room 3.57m x 3.10m

This room features a beautiful exposed stone wall with a recessed area where the fireplace was and a further recessed alcove. A window looks out to the rear of the home. The ceiling is wood-lined, as is one wall of the room. There is a central heating radiator, a pendant light fitting, and double sockets.

Stairs and Landing 2.57m x 1.82m

A wooden stairwell with a window to the side elevation gives access to the first-floor landing, where there is a further window, a pendant light fitting, and an electrical socket. Doors lead to the office, two bedrooms, and bathroom.

Office 1.02m x 2.53m

This room has a velux window, a fitted carpet, a pendant light fitting and an electrical point.

Bedroom One 3.63m x 3.43m

This spacious room boasts a tiled fireplace with an electric fire, a pendant light fitting, and a central heating radiator. A carpet has been laid to the floor, and a window faces the front elevation. There is a storage cupboard and double sockets.

Bathroom 2.08m x 3.57m

The bathroom has a built-in basin and toilet. The walls are clad in pine, and there is a cast iron bath with an electric shower above. There is a useful storage cupboard, a pendant light fitting, and a wall-mounted heater. A window faces the rear elevation, and there is also a central heating radiator.

Property

Dimensions

Bedroom Two 2.66m x 3.43m

This room has been wall papered and has a white painted fireplace with a cast iron surround. It benefits from original wooden floor boards, a pendent light fitting, and a central heating radiator. A window faces the rear elevation.

Garden

The front lawn is accessed through a gated driveway. There are mature trees, hedging, and various varieties of flowers. The rear garden is mainly laid to lawn with trees, flower borders, and a stone outhouse.

WICK

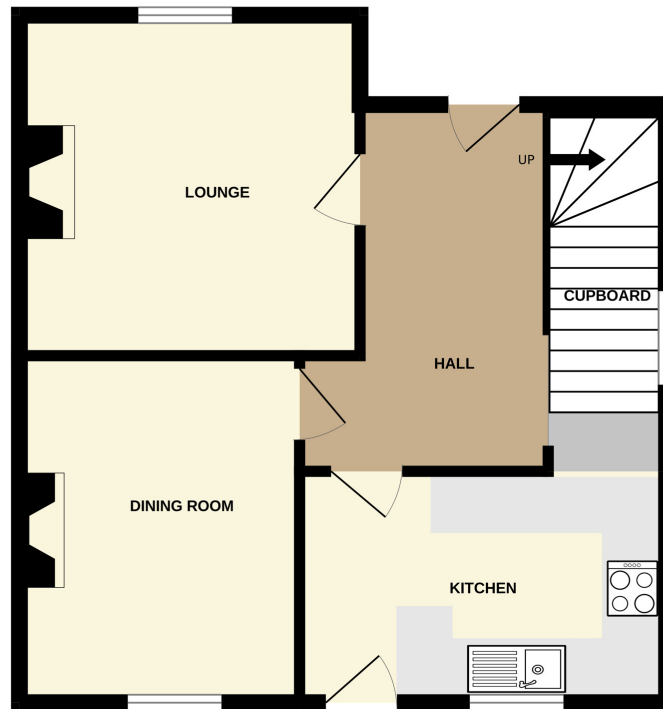
Property Location

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.

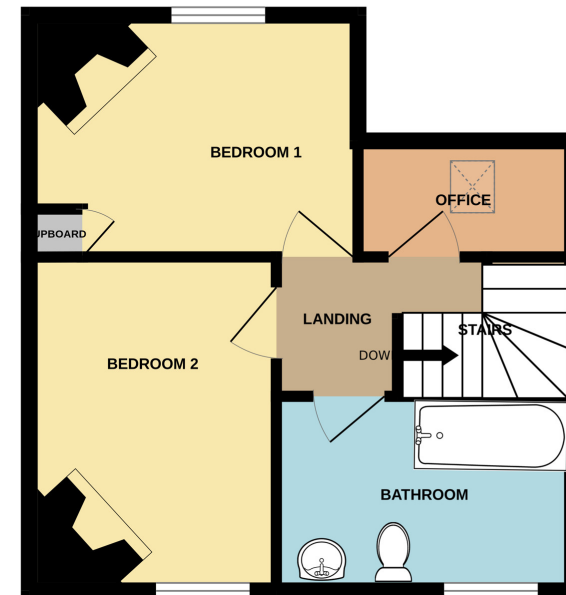


Property Layout

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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