



UPPER DUNBAR STREET, WICK

Offers Over £72,000



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2 BEDS | 1 BATH | 1 RECEPTION

Property Information

This terraced property, although in need of some modernization would make an ideal home for first time buyers, those looking to down-size or as a property investment opportunity. On the ground floor there is a bright lounge and good-sized kitchen with storage cupboards in both the hall and the rear vestibule. Upstairs are two double bedrooms and a bathroom which benefits from an over bath shower. A shared path leads to the small front garden, and there is also a large area of council-maintained grass to the front of this. The rear garden is fully enclosed and benefits from a wooden garden shed.

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, Pets at Home 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 Newton Park Primary School/
Wick High School

EPC

EPC C

Council Tax

Band A

Tenure

Freehold

Viewing

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

Extras

What3Words: ///inviting.repeating.seasons

Key Features

- **IDEAL FOR FIRST TIME BUYERS**
- **TWO BEDROOMS**
- **ENCLOSED REAR GARDEN**



Property Photos



Property Photos



Property Dimensions

Vestibule

Accessed via a UPVC door, with glass panel to one side, the bright vestibule is carpeted and wall papered. There are handy coat hooks and a pendant light fitting. A fifteen-pane door opens into the inner hall.

Lounge 4.36m x 3.37m

This bright lounge is wallpapered and carpeted and has a window to the front elevation. There is a central heating radiator and a pendant light fitting.

Rear Vestibule 2.12m x 0.97m

This area of the home has a storage cupboard, wall papered walls, vinyl flooring and a pendant light fitting. A UPVC door with glazed upper panel opens out to the rear garden.

Bedroom One 3.37m x 3.70m

This bright room has a window with blinds to the front elevation and wall papered walls. A carpet has been laid to the floor and there is a central heating radiator as well as a pendant light fitting.

Inner Hall 2.54m x 1.33m

The inner hall has a carpet and two-tone wallpaper with a border in between and benefits from a storage cupboard, a pendant light fitting and smoke alarm. Fifteen pane doors open into the lounge and kitchen and stairs lead up to the first floor.

Kitchen 3.79m x 2.82m

The kitchen has a good selection of base and wall units with laminate worktop, white sink with drainer and a tiled splashback. The kitchen benefits from a gas hob and built in oven and there is under counter space for a fridge and washing machine. The kitchen is wall papered and has vinyl flooring. There is a wall mounted gas boiler, a pendant light fitting and a smoke alarm. A window, with blinds, looks out to the rear garden and a fifteen-pane door leads to the rear vestibule.

Stairs and Landing 4.72m x 1.35m

The stairs and landing are carpeted and have two-tone wallpaper with a border in between. A window on the landing provides natural light and there is a storage cupboard, a central heating radiator, pendant light fitting, smoke alarm and an access hatch to the loft. Doors lead to two bedrooms and the bathroom.

Bathroom 1.98m x 1.72m

This room benefits from a bath with electric over bath shower, a pedestal sink and WC. The bathroom is fully tiled and there is vinyl flooring, a central heating radiator and a pendant light fitting.

Property Dimensions

Bedroom Two 3.71m x 2.75m

This bedroom has a window to the rear elevation and a carpet has been laid to the floor. The walls have been wall papered and also benefits from a central heating radiator and a pendant light fitting.

Garden

Accessed via a shared path, this terraced property has a small area of open grass with path leading up to the front door. In front of the house is a large area of grass which is maintained by the council. The rear garden is laid to lawn and has a wooden garden shed.

WICK

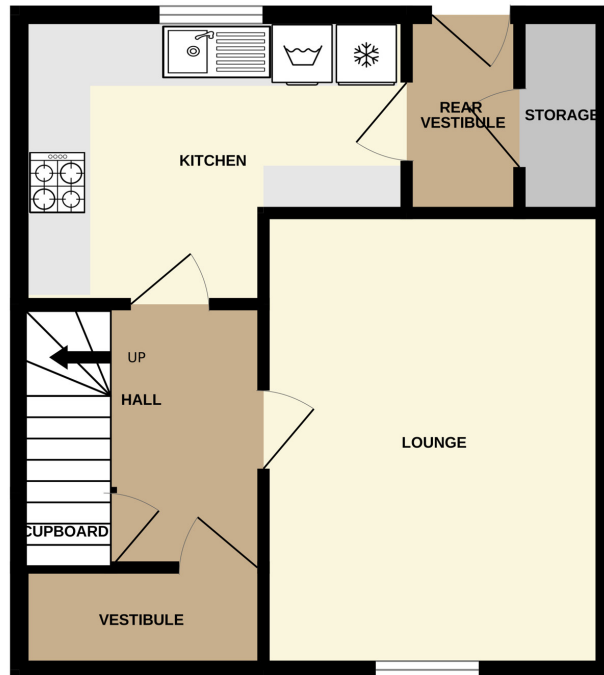
Property Location

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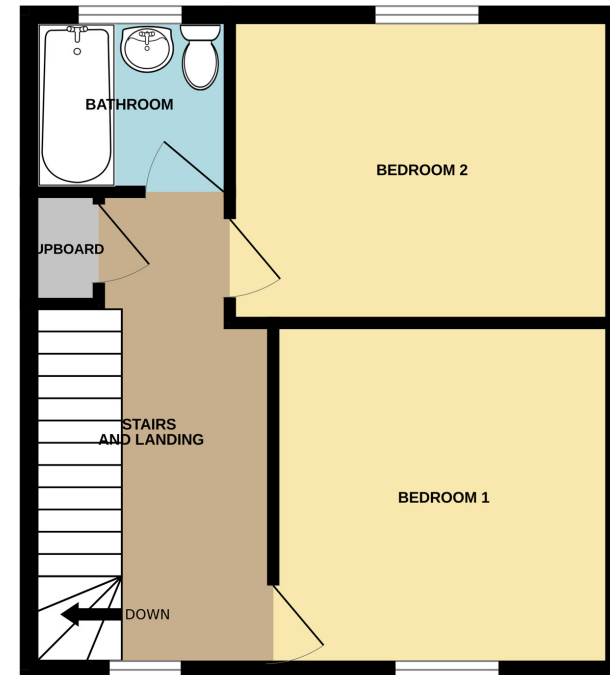


Property Layout

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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- Largest independent estate agency in the Highlands.
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- Drone Photography





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