

Illustration For Identification Purposes Only.
Not To Scale (ID:758549 / Ref:77398)



Services

Mains water, electricity, and drainage.

Extras

All carpets and fitted floor coverings, washing machine and fridge freezer

Heating

Partial electric heating.

Glazing

Double glazed windows throughout.

Council Tax Band

C

Viewing

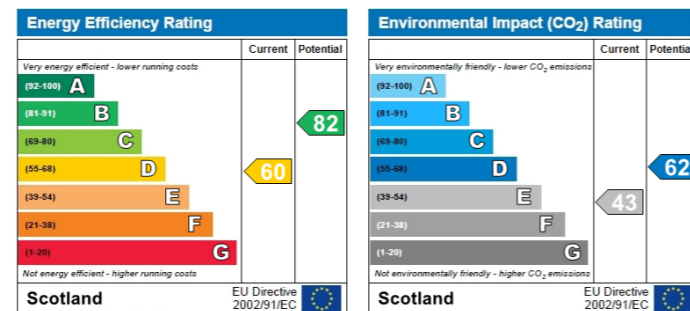
Strictly by appointment via Munro & Noble Property Shop
- Telephone 01463 22 55 33.

Entry

By mutual agreement.

Home Report


Home Report Valuation - £162,000
A full Home Report is available via Munro & Noble
- property@munronoble.com.



**8 Alltan Place
Culloden, Inverness
IV2 7TB**

A pleasant two bedroom semi-detached bungalow with conservatory, garden grounds and off-street parking.

OFFERS OVER £160,000








 The Property Shop, 47 Church Street, Inverness

 property@munronoble.com

 01463 22 55 33

 01463 22 51 65

Property Overview

			
Semi-Detached Bungalow	2 Bedrooms	1 Reception	1 Bathroom
			
Garden	Electric	Conservatory	



Property Description

This immaculate two bedroom bungalow with conservatory situated in the popular Culloden area of the city will suit a variety of potential purchasers including the young and elderly alike. The property offers well proportioned accommodation spread over one floor and benefits from double glazed windows, ample storage provisions and electric heating. The accommodation within consists of an entrance hall with storage cupboard, two bedrooms which both boast fitted storage facilities, a spacious wet room, a conservatory and a bright and airy lounge. Completing the accommodation is a modern fitted kitchen which comprises wall and base mounted units with worktops, a sink with drainer and mixer tap and an integral electric hob and oven with hood over. Located here and included in the price is a washing machine and fridge-freezer. The attractive garden grounds are of low maintenance with the front garden being laid to lawn with a gravel border and a tarmac driveway which provides ample off-street parking. The rear garden has a patio area, a garden shed and is laid to lawn with some shrubs and trees. Early viewing of this property is highly recommended. The bungalow is located in the residential district of Culloden. Nearby there is a small cluster of shops and amenities which include a local shop, a butchers, a chemist, a Post Office, a library, a medical centre and a garage. Primary and secondary schooling are both located nearby and there are leisure facilities at Culloden Academy. There is a regular bus service to and from Inverness City Centre where a comprehensive range of amenities can be found including Eastgate Shopping Centre, bus and train stations, cafés, bars, restaurants, High Street shops, Inverness Leisure & Aquadome and Eden Court Theatre & Cinema. Inverness Airport is located at Dalcross approx. 7.5 miles east of Inverness



Rooms & Dimensions
Entrance Hall
Lounge
*Approx 3.38m x 5.19m (AWP)**
Kitchen
Approx 2.44m x 2.09m
Conservatory
Approx 2.85m x 2.57m (AWP)
Bedroom One
Approx 2.76m x 3.54m
Bedroom Two
Approx 2.75m x 3.04m
Wet Room
Approx 1.97m x 1.92m
**(At Widest Points)*

