

Ivy Cottage, Isle of Scalpay, HS4 3XU

Offers over £145,000



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Kitchen

Description

Ken MacDonald & Co are delighted to present to the market this charming three-bedroom cottage, nestled in a scenic position overlooking the North Harbour on the picturesque Isle of Scalpay. Benefitting from oil fired central heating and UPVC double glazing. The well-appointed property offers spacious, single level living accommodation which provides a convenient aspect for the prospective purchasers. Whilst the property is in need of some modernisation, this offers the opportunity for the prospective buyers to make it their own.

The well-proportioned property comprises of three bedrooms, two of which are generously sized. The property also features a spacious kitchen which would be ideal for family living, and a comfortable lounge area. A large bathroom completes the layout and offers ample space and functionality.

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Lounge



Dining Room





Bedroom 1



Bedroom 2





Bedroom 3



Utility



Bathroom

Description

The property is set against a stunning rural backdrop which offers serene views of the rugged landscape and the harbour. Surrounding the cottage are easily maintained garden grounds which are perfect for enjoying the calm surroundings.

Located on the peaceful Isle of Scalpay, **there is a community centre and post office nearby** and approximately 8 miles away is the town of Tarbert which also provides a range of amenities including, restaurants, school, healthcare and travel links.

Directions

When you cross the Scalpay bridge turn left at the junction. Follow this road until you reach the first right turn. Take this turning and Ivy Cottage is at the end of the road on the right hand side.



Outbuilding



Harbour View



Side Aspect



Garden

Porch 1.15m (3'9") x 1.04m (3'5")

Laminate flooring. Built in cupboard storage space.

Kitchen 4.10m (13'5") max x 3.88m (12'9")

Laminate flooring. Wooden panel walls. Fitted wall and floor units. One and a half bowl stainless steel sink. Space for white goods. UPVC double glazed windows. Radiator.

Lounge 4.40m (14'5") x 3.45m (11'4")

Fitted carpet. Tiled hearth housing an electric fire. UPVC double glazed window.

Dining Area 3.73m (12'3") x 2.66m (8'9")

Fitted carpet. UPVC double glazed window.

Inner Hallway 1.69m (5'7") x 1.29m (4'3")

Bathroom 2.36m (7'9") x 1.97m (6'6")

Vinyl flooring. WC. WHB. Shower cubicle housing an electric shower. Radiator.

Bedroom 1 4.38m (14'4") x 3.33m (10'11")

Fitted carpet. UPVC double glazed window. Radiator.

Bedroom 2 3.75m (12'4") x 2.35m (7'9")

Fitted carpet. UPVC double glazed window. Radiator.

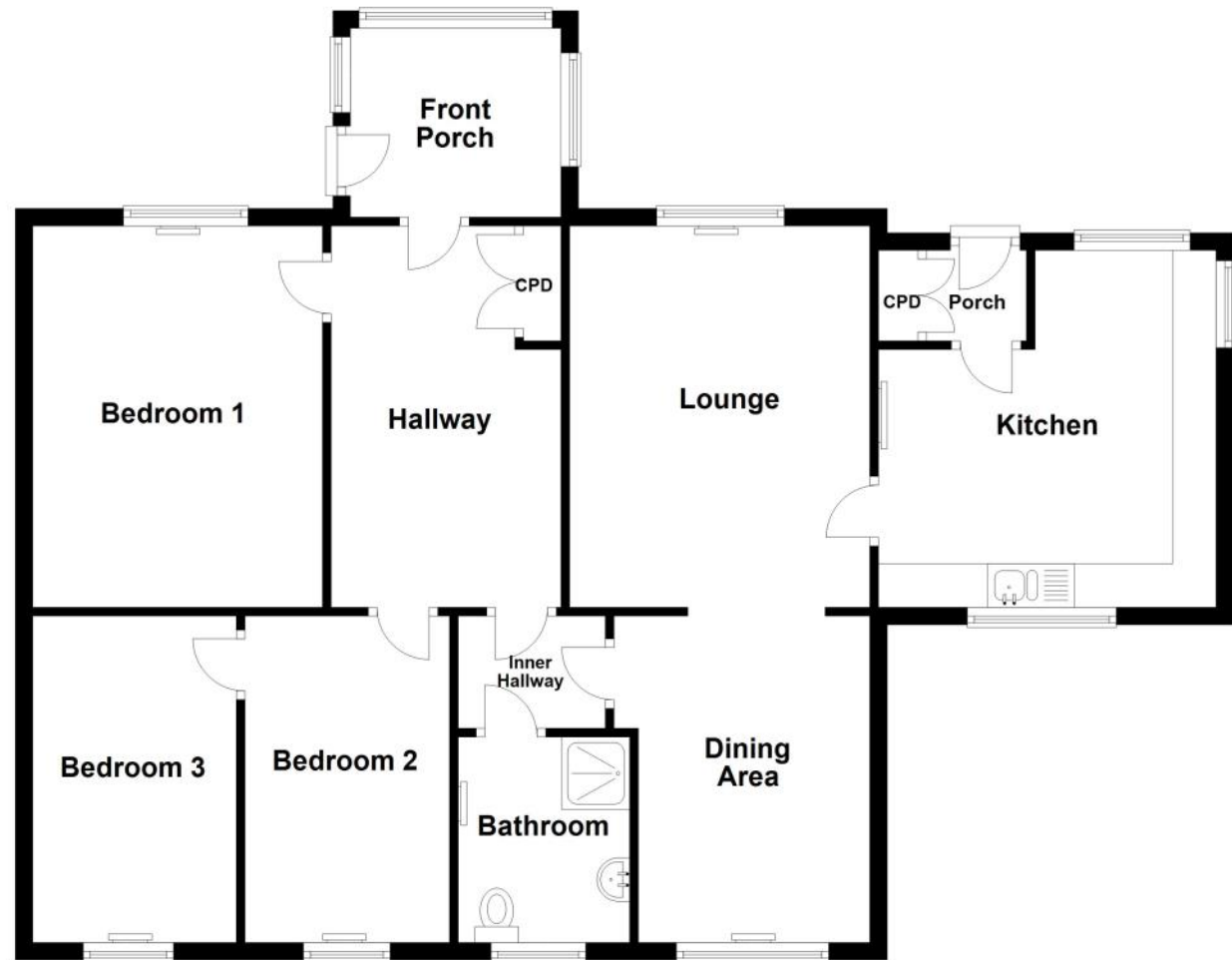
Bedroom 3 3.73m (12'3") x 2.34m (7'8")

Fitted carpet. UPVC double glazed window. Radiator.

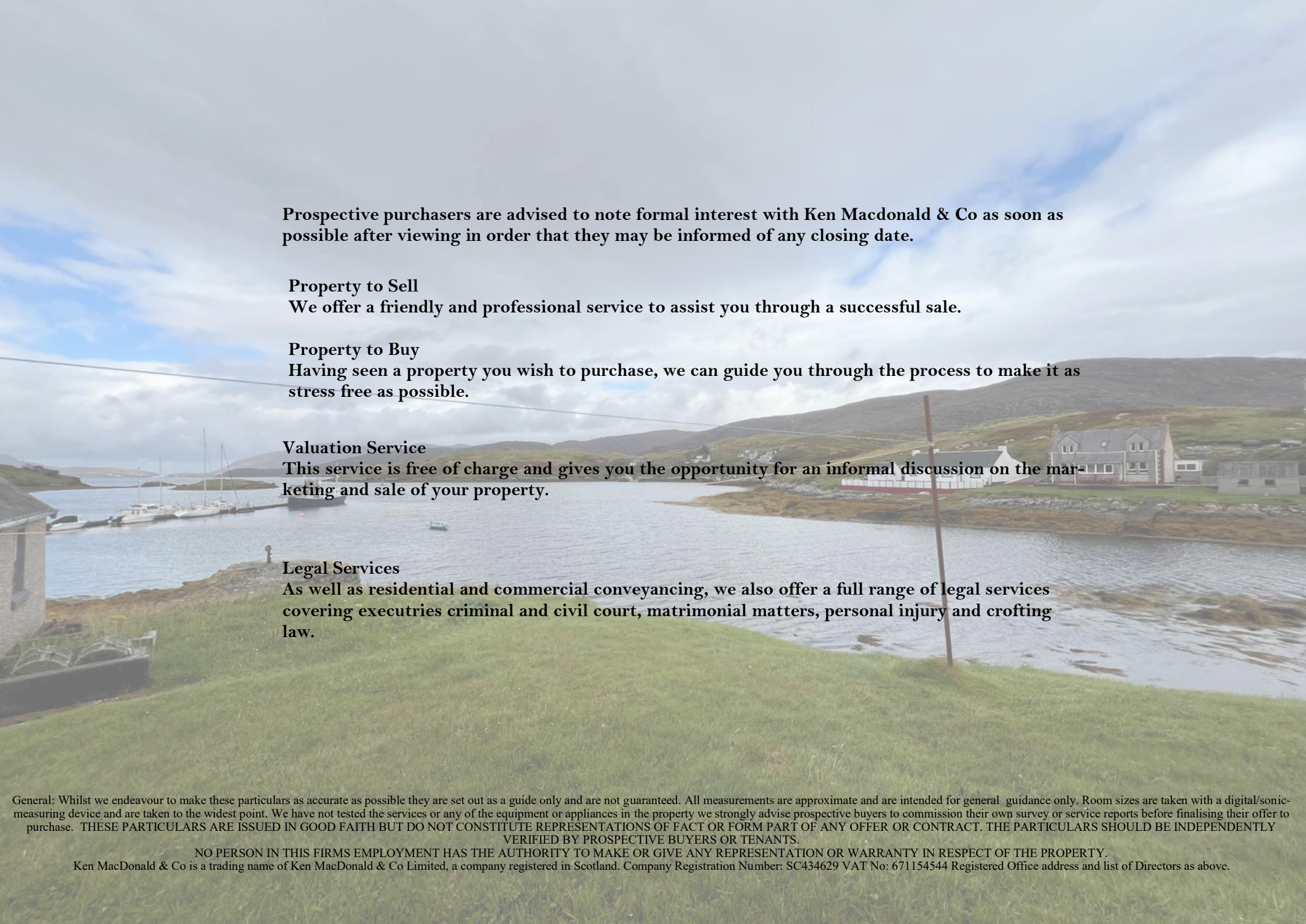
Hallway 4.38m (14'4") x 2.64m (8'8") max

Front Porch 2.42m (7'11") x 2.17m (7'1")

Vinyl flooring. Wooden panel walls. UPVC double glazed windows. Space for white goods.



Floorplan



Prospective purchasers are advised to note formal interest with Ken Macdonald & Co as soon as possible after viewing in order that they may be informed of any closing date.

Property to Sell

We offer a friendly and professional service to assist you through a successful sale.

Property to Buy

Having seen a property you wish to purchase, we can guide you through the process to make it as stress free as possible.

Valuation Service

This service is free of charge and gives you the opportunity for an informal discussion on the marketing and sale of your property.

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As well as residential and commercial conveyancing, we also offer a full range of legal services covering executries criminal and civil court, matrimonial matters, personal injury and crofting law.

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