

# The Moorings, 6 Newton, Stornoway, Isle of Lewis, HS Offers Over £



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## Kitchen

### *Description*

Ken MacDonald are excited to present to the market this charming semi-detached property situated in the town centre of Stornoway. The property offers stunning harbour views from the front facing rooms, which include two spacious lounge areas downstairs and two generously sized bedrooms on the upper floor. The kitchen is nestled to the rear of the property which provides the prospective buyer with a peaceful and secluded space. Also featured is a large and spacious sun lounge at the rear, overlooking the beautiful garden and provides a serene space to relax.

Outside, the property boasts a nurtured garden space that exudes character with various hidden elements. A patio area within the garden offers the perfect space to entertain and enjoy warm summer days.

### *EPC BAND*



Lounge 1



Lounge 2





**Bedroom 1**





**Bedroom 2**



**View**

*Description*

A spacious driveway to the rear of the property adds convenience and private access for the prospective buyer. The property also includes a spacious single car garage that has additional storage space for outdoor equipment. Adjoined to the garage is a delightful sunroom, ideal for use during the summer months, offering a cozy and sunlit retreat.

Its convenient, central location offers beautiful Southward views overlooking the newly built Stornoway marina. All town amenities are within walking distance including supermarkets, primary and secondary school and leisure centre.



**Bathroom**



**Shower Room**



**WC**



**Reception Room 2**

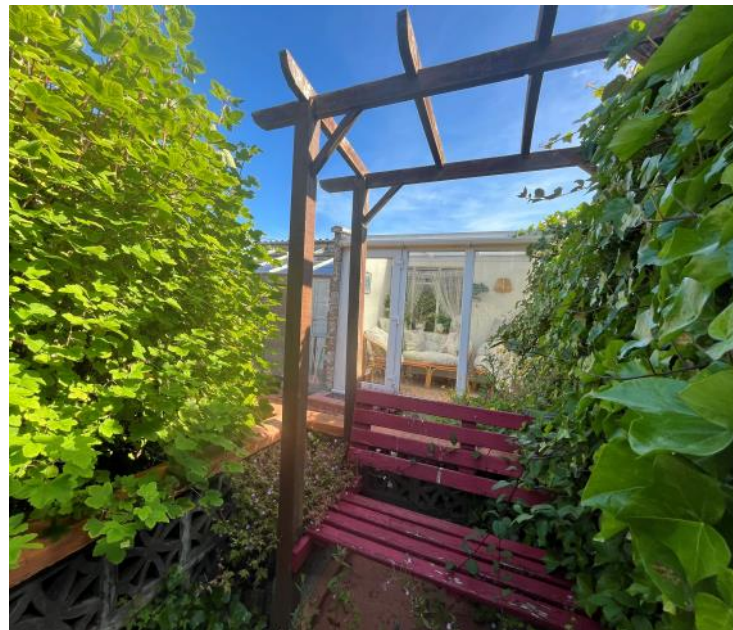


**Sun Room**





**Garden Area**







**Garage**



**Outbuilding**



**Rear**



**Driveway**



**Sign**

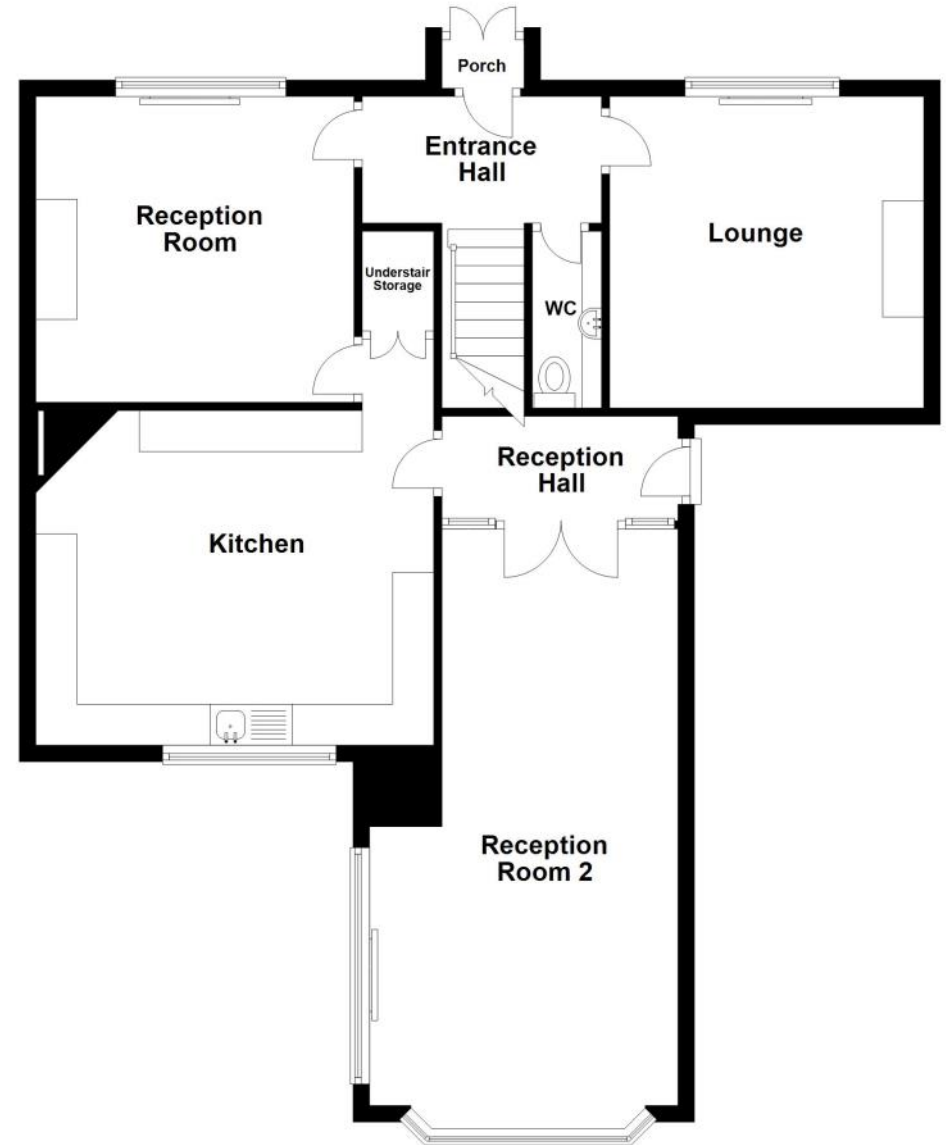
## Directions

From Stornoway town centre travel towards the ferry terminal passing Tesco superstore, carry on straight through the roundabout. The property is the fifth house on the left hand side.

### Plan description

## Ground Floor

<b>Porch</b>	<b>0.91m (3') x 0.54m (1'9")</b>
<b>Entrance Hall</b>	<b>1.94m (6'4") x 1.54m (5'1")</b>
<b>Lounge</b> Fitted carpet. Tiled fireplace with wooden mantel housing electric fire. UPVC double glazed window. Radiator.	<b>3.82m (12'6") x 3.79m (12'5")</b>
<b>WC</b> Tiled flooring. Tiled walls. Fitted wall and floor units. WC. WHB.	<b>2.24m (7'4") x 0.84m (2'9")</b>
<b>Reception Room</b> Fitted carpet. Tiled fireplace with wooden mantel housing a gas fire. UPVC double glazed window. Radiator.	<b>3.87m (12'8") x 3.72m (12'2")</b>
<b>Kitchen</b> Tiled flooring. Fitted wall and floor units. One bowl stainless steel sink. Integrated dishwasher. Integrated oven and grill. Washing machine. UPVC double glazed window. Radiator.	<b>4.94m (16'2") x 4.16m (13'8")</b>
<b>Rear Entrance</b>	<b>2.87m (9'5") x 1.27m (4'2")</b>
<b>Reception Room 2</b> Laminate flooring. Two large UPVC double glazed windows. Radiator.	<b>7.01m (23') x 2.70m (8'10")</b>



# First Floor

**Bedroom 1**                      **3.91m (12'10") max x 3.65m (12')**  
Fitted carpet. Fitted wall and floor cabinets . Door to WC. WHB. UPVC double glazed window. Radiator.

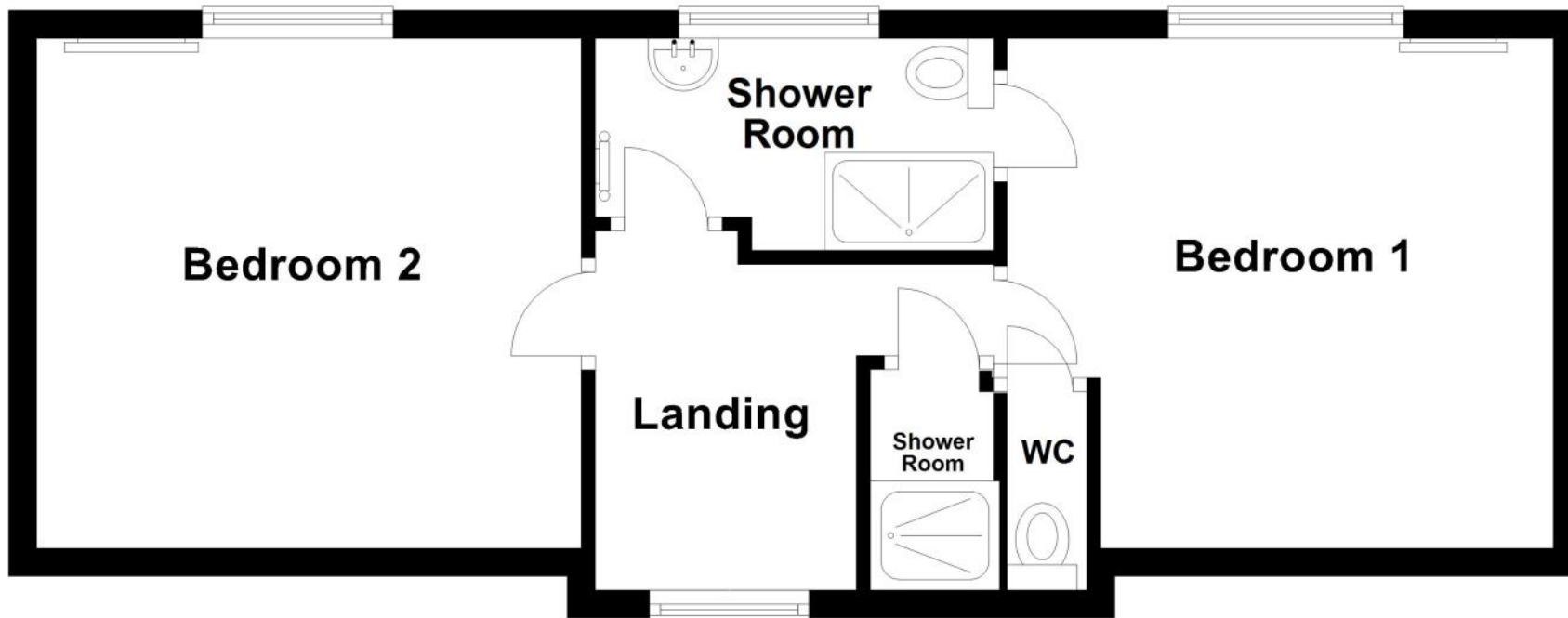
**Shower Room**                      **2.85m (9'4") x 1.52m (5') max**  
Tiled flooring. Tiled walls. WC. WHB. Shower cubicle housing an electric shower. UPVC double glazed window. Heated towel rail.

**WC**                                      **1.41m (4'8") x 0.62m (2')**  
Tiled flooring. Tiled walls. WC.

**Bedroom 2**                      **3.90m (12'10") x 3.66m (12')**  
Fitted carpet. Fitted wall and floor cabinets. UPVC double glazed window. Radiator.

**Landing**                              **2.85m (9'4") x 2.33m (7'8")**

**Shower Room**                      **1.58m (5'2") x 0.88m (2'11")**  
Tiled flooring. Tiled walls. Shower cubicle housing an electric shower.



**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.**

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