



This one-bedroom, ground floor apartment forms part of a four-plex and is located in the popular village of Culloden, just on the outskirts of the City, close to excellent facilities and within easy reach of the City centre, the Highlands and Islands University and Inverness Airport.



21 Blackwell Court, INVERNESS, IV2 7AR

Offers Over £90,000



REF: 61207

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The property, which is in need of some upgrading, currently benefits from electric heating, an allocated parking space and a private rear garden. With ample storage and well proportioned rooms, this property represents an ideal purchase for a first-time buyer but equally has excellent letting potential given its convenient location.

The accommodation consists of; an entrance vestibule; front facing lounge with ample room for dining; kitchen with base and wall mounted units, electric oven and hob, space for fridge and washing machine along with a door giving access to the rear garden; double bedroom with large fitted wardrobe and shower room comprising a WC, wash hand basin and electric powered shower.

A garden area to the front of the property is mainly laid to paving for easy maintenance, with a greenhouse to the side, while the fully enclosed rear garden is mainly laid to gravel and is well populated with mature shrubs and bushes. There is also a garden shed. The property comes with an allocated parking space with additional parking area for visitors.

The property is within easy walking distance of facilities at Culloden Shopping Centre, which include a general store, Post Office, chemist, baker's, butchers and takeaway. A regular bus service to Inverness City and Inverness Business and Retail Park is also routed close by. Both Primary and Secondary education are available within easy walking distance. Culloden also offers has a medical centre, library and community centre with swimming pool.

Kitchen

3.42m x 1.77m (11'3 x 5'9)

Lounge

4.64m x 0.91m (15'3 x 3'0)

Hall

1.31m x 0.91m (4'3 x 3'0)

Bedroom

3.44m x 2.65m (11'3 x 8'8)

Bathroom

1.95m x 1.89m (6'5 x 6'2)



General

The property is being sold as seen.

Services

Mains water, drainage and electric.

Council Tax

Council Tax Band B

EPC Rating

D

Post Code

IV2 7AR

Entry

By mutual agreement

Viewing

By appointment through Macleod & MacCallum's Property Department on 01463 235559.

Reference

RC/JD/MORT0040/2

Price

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Directions

From Inverness City, take the A96 heading East. Pass Tesco Extra on your right hand side. At the next roundabout take the right hand junction signposted Smithton and Culloden. Pass through four sets of traffic lights and take the next on your right into Blackwell Road, Blackwell Court is further along on your right with the property located on your right.

If you are thinking of selling your property, we offer a FREE Valuation.

Please call our Property Department on 01463 235559 for further details.

