



6 Upper Toscaig, Applecross, STRATHCARRON, IV54 8LY

Offers Over £235,000

REF: 61239





If you are looking for an idyllic Highland hideaway in a stunning location, 6 Upper Toscaig could just be the property for you. Located in the hamlet of Toscaig on the Southern end of the Applecross peninsula on the West Coast of Scotland, this charming, traditionally built three-bedroom cottage benefits from double glazing and electric heating complemented by a wood burning stove in the lounge. Given its unique location this property would appeal to anyone looking for peace and tranquillity with nearby village facilities or would also lend itself to ideal holiday accommodation. Only by viewing can you fully appreciate the potential this cottage has to offer and the truly enviable location.

The accommodation consists of: a wood panelled hallway; a front facing lounge with wood panelling, ample room for dining and a wood burning stove providing a welcoming focal point; kitchen with base and wall mounted units, electric oven and hob, fridge and washing machine; bedroom 1/sitting room with an open fire set in an ornamental surround; on the upper floor is the master bedroom with en-suite facilities comprising a WC, wash hand basin and electric powered shower; further double bedroom and bathroom comprising a three piece suite with electric powered shower over the bath.

To the rear of the property is a covered storage area and shed with light and power. The property sits within a small fully enclosed garden area and is surrounded by unspoiled open countryside. There is ample parking to the front of the property.

The property is reached via undoubtedly some of the most stunning scenery in the Scottish Highlands and the highly popular village of Applecross is approximately 4 miles away. Facilities nearest the cottage include a Post Office and the renowned Applecross Inn. The area is a highly popular tourist destination with a host of natural attractions on your doorstep, including The Sand Beach, while Coral Bay Beach and the Pier are within walking distance. Other activities available nearby including hill walking, sailing and the famous Inverewe Gardens while the North Coast 500 also runs very close by. Additional facilities can be found in the village of Lochcarron, approx. 40 mins drive away and include a general store, hotels, cafes, small selection of retail outlets and golf course.

Inverness, the main business and commercial centre in the Highlands is approximately a 2 hour drive away and offers extensive shopping, leisure and entertainment facilities along with excellent road, rail and air links to the South and beyond.

Hall	2.85m x 1.80m (9'3 x 5'11)	En-suite	1.71m x 1.42m (5'6 x 4'8)
Kitchen	3.79m x 2.13m (12'5 x 7'0)	Bedroom 2	3.98m x 3.54m (13'0 x 11'6)
Lounge	4.28m x 2.39m (14'0 x 7'9)	Bathroom	2.37m x 1.68m (7'9 x 5'6)
Sitting Room	4.28m x 3.07m (14'0 x 10'0)	Store Cupboard	2.40m x 1.89m (7'9 x 6'2)
Bedroom 1	3.91m x 3.24m (12'9 x 10'8)	Shed	3.90m x 2.46m (12'9 x 8'0)



General

All floor coverings, curtains, blinds and white goods are included in the asking price. Most other items of furniture can be made available by separate negotiation.

Services

Mains water and electric, septic tank drainage.

Council Tax

Council Tax Band C

EPC Rating

F

Post Code

IV54 8LY

Entry

By mutual agreement.

Viewing

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

Reference

GRM/JD/PARK0051/1

Price

Offers Over £235,000

Directions

From Inverness follow the road North West to Achnasheen, at the roundabout take the 2nd exit signposted Kinlochewe, then left sign posted Sheildaig, pass through Sheildaig and take the next right signposted Applecross. In Applecross, pass the Inn on your left and continue along this road signposted Toscaig. Continue towards the village and Upper Toscaig is signposted to your left. Drive to the end of the road and the property is towards the end on your left.

If you are thinking of selling your property, we offer a FREE Valuation.
Please call our Property Department on 01463 235559 for further details.

