



10 Alexander Park, Tain, IV19 1QG

Offers Over £199,000

Looking for your new home in the Highlands of Scotland and within commuter to Inverness then have a look at this newbuild 3 bedroom semi-detached bungalow (with en suite) built to a high specification by an independent builder. The property sits within an enclosed garden and has parking on driveway. Air source heat pump and underfloor heating makes for an efficient and low carbon footprint property.

HALL

Entry to the property is through the front and central door in to the hallway that has all rooms leading from it. A hatch to the attic space

SITTING ROOM 11'6" x 11'11" (3.52m x 3.64m)

The sitting room is to the front of the property.

KITCHEN 10'9" x 11'11" (3.30m x 3.64m)

The kitchen has Howdens wall and base units in Greenwich Gloss Sandstone with integrated appliances;- induction hob, oven, dishwasher, fridge freezer and washing machine. French doors leading to rear garden.

BATHROOM 7'8" x 9'10" (2.36m x 3.01m)

The family bathroom has white three piece bathroom suite comprising; bath with overhead shower and wet wall, w/c, wash basin.

BEDROOM 1 with EN SUITE 10'9" x 9'10" (3.30m x 3.01m)

Is located at the rear of the property and has fitted wardrobe and an en suite shower room comprising; white w/c, wash basin and large shower enclosure with wetwall.

BEDROOM 2 9'3" x 9'10" (2.84m x 3.01m)

A double bedroom located at the front of the property with a fitted wardrobe.

BEDROOM 3 7'7" x 6'6" (2.33m x 2.00m)

Bedroom 3 has a fitted wardrobe and window looking over the driveway.

GARDEN & DRIVEWAY

All paths around the property will be constructed with paving slabs and hard standing for two cars, off street parking at the side. The remainder of garden will be laid to grass and a patio area in front of the French doors exiting from the kitchen into the rear garden. the garden will be enclosed at the rear (1800mm) and side by a 900mm timber Screen Fence dropping to a 900mm screen fence at the front.

ADDITIONAL INFORMATION

Council Tax Band - C

Pre finished oak doors throughout

Floor area 75 sq m (approx)

Freehold

VIRTUAL TOURS

3 6 0 T o u r -
<https://www.madesnappy.co.uk/tour/lgl7lgdcaf>

Virtual Tour - <https://youtu.be/veI2CUEA6Yo>

LOCATION

Located in the hamlet of Arabella some 4 miles south of the town of Tain and close to the seaboard villages of Shandwick, Hilton and Balintore on the east coast of the Highlands of Scotland.

Local amenities are in Tain and Alness;- supermarkets, primary & secondary schools, hairdressers, local shops, restaurants etc.

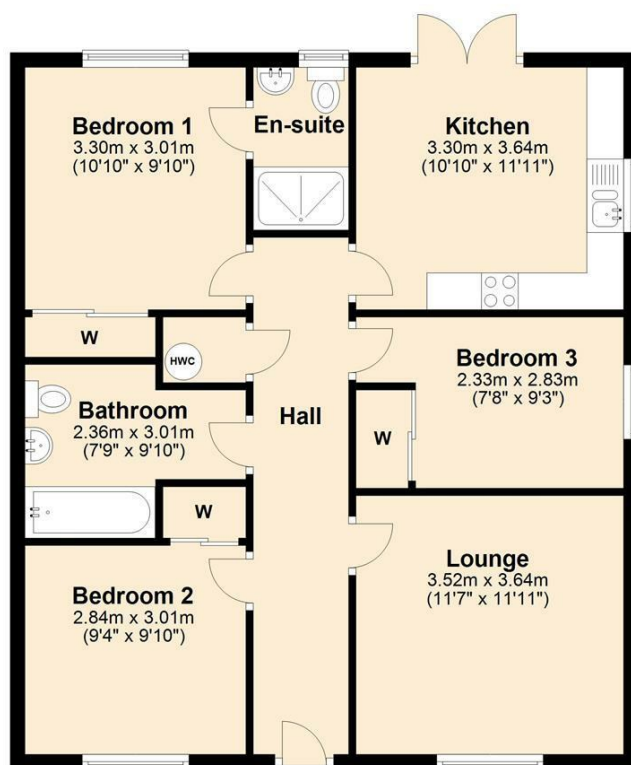
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Site Plan



Floor Plan

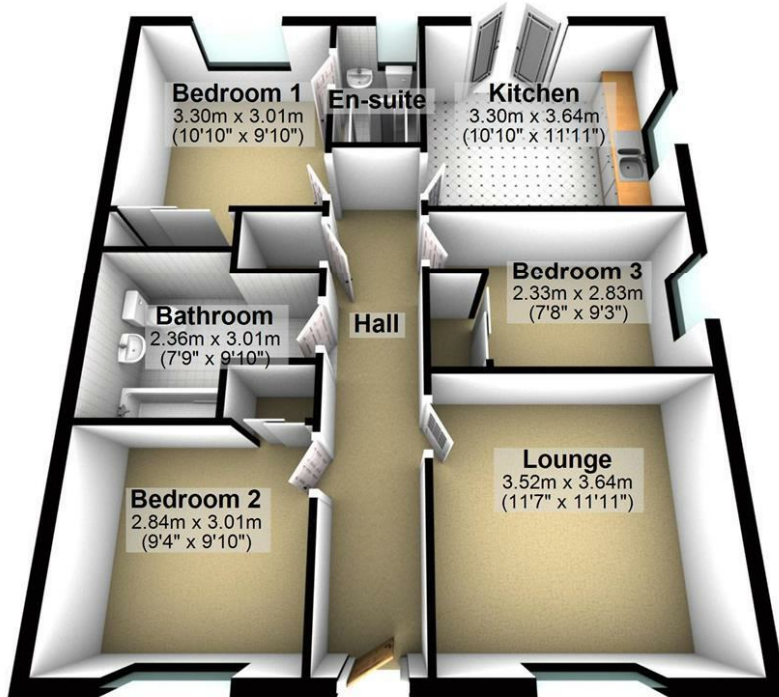
Ground Floor



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Plan produced using PlanUp.

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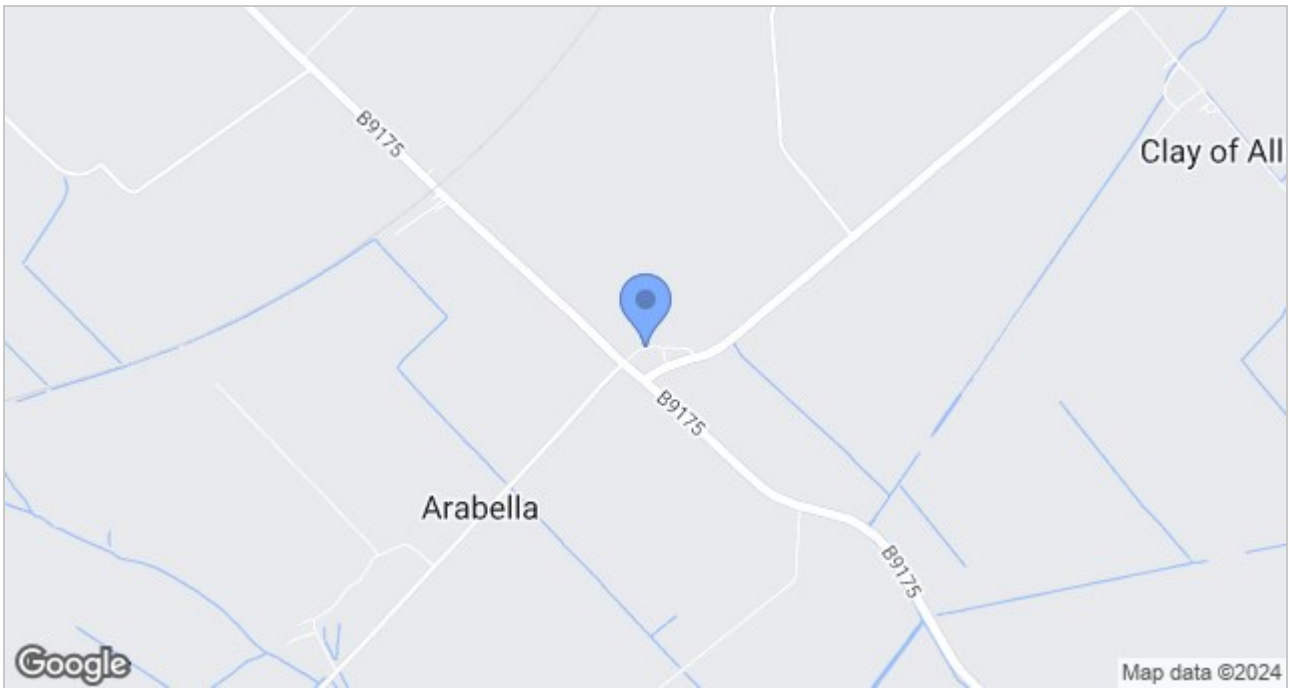
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Area Map



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