



HANNAH HOMES

ESTATE & LETTING AGENTS



40 GORDON TERRACE, INVERGORDON, ROSS-SHIRE, IV18 0DD

This three bedroom semi-detached property is located in the popular residential area of Gordon Terrace and is within walking distance to the Town Centre. The property is fully double glazed and has gas central heating.

The accommodation comprises:- Hall, Lounge, Kitchen/Diner, Bathroom and Three Bedrooms.

Invergordon is approximately 30 minutes drive North of the Highland Capital, Inverness. The Town has a range of shops and services including, Supermarket, Churches, Primary & Secondary Schools, Golf Course and Library.

OFFERS OVER £70,000

- **Semi-detached property**
- **Hall**
- **Lounge**
- **Kitchen / Diner**
- **Three Bedrooms**
- **Bathroom**
- **Double glazing**
- **Gas central heating**
- **Front & rear gardens**
- **Off street parking**
- **With walking distance to Town Centre**



Hannah Homes
22 High Street
Alness
Ross-shire
IV17 0PS

Tel/Fax: 01349 884411
Email: mail@hannah-homes.co.uk

propertyindex
.com

40 GORDON TERRACE, INVERGORDON

Entry to the property is through the solid wood front door which opens to:-

HALL

Under stairs storage space. Electric meter. Radiator. Smoke alarm. One single power point.

LOUNGE

15'4" x 12'4" (4.67m x 3.78m) approx.

Gas fire. Laminate flooring. Window to the front of the property. Radiator. Three double power points.

KITCHEN / DINER

15'4" x 8'10" (4.67m x 2.7m) approx.

Cupboard housing water tank. Laminate flooring. Gas hob, electric over and extractor hood. Double drain stainless steel sink unit with mixer tap. Window to the rear of the property. Radiator. One single & six double power points.

BATHROOM

8'11" x 6'4" (2.72m x 1.93m) approx.

Three piece white suite with electric shower over bath. Tiled floor. Tiled above bath and wash hand basin. Window to the side of the property. Radiator.

LANDING

Storage cupboards. Smoke alarm. One single power point.

BEDROOM ONE

15'4" x 9' (4.67m x 2.74m) approx.

Double bedroom with views to the Black Isle. Radiator. Three double power points.

BEDROOM TWO

12'5" x 11'10" (3.78m x 3.62m) approx.

Double bedroom with window to the front of the property. Laminate flooring. Radiator.

BEDROOM THREE

12'6" x 8'11" (3.81m x 2.74m) approx.

Window to the front of the property. Laminate flooring. Radiator. Two double power points.

REAR GARDEN

Wooden shed. Laid to slabs and lock block. Enclosed by a fence. Off street parking.

FRONT GARDEN

Decking area. Laid to gravel with paved path to front door.

SERVICES

All mains electric, gas, drainage and telephone.

PRICE

Offers over £70,000

HOME REPORT AVAILABLE

ENTRY

Any entry date will be considered.

COUNCIL TAX

Currently a Band A .

VIEWING

By arrangement with the selling agents.

40 GORDON TERRACE, INVERGORDON

OFFERS

All offers must be submitted in writing in the normal Scottish form to the sole selling agents:- **HANNAH HOMES:-**

22 High Street, Alness,
Ross-shire, IV17 0PS.

Tel/Fax:- 01349 884411

E-mail:- mail@hannah-homes.co.uk

Website:- www.hannah-homes.co.uk

Our properties also feature on www.email4property.co.uk & www.propertyindex.com

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