



HANNAH HOMES

ESTATE & LETTING AGENTS LTD



8 CROMLET COURT, INVERGORDON,
ROSS-SHIRE, IV18 0QJ

This one bedroom first floor flat is located within walking distance to most facilities that the Town of Invergordon has to offer including Schools, train station, supermarkets, golf course, Churches, Leisure Centre, etc.

The property would be great for a first time buyer or as a buy to let.

The accommodation comprises: living room; hall; kitchen; shower room and one double bedroom.

The flat has electric storage heaters and is double glazed. Off street parking.

EPC—Band D.

OFFERS AROUND £64,000

- **Communal entrance**
- **First floor flat**
- **Living room**
- **Kitchen**
- **Two bedrooms**
- **Electric storage heaters**
- **Off street communal parking**
- **Short walk to the High Street**



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

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



8 CROMLET COURT, INVERGORDON

Entry to the property is through the communal entrance, head up the first flight of stairs and the flat is in, on the right.

LIVING ROOM

15'6" x 11' (4.73m x 3.35m) approx.

Linen cupboard housing the water tank. Cloak cupboard housing fuse box. Storage heater. Window to the side of the building. Carpeted.

HALL

Storage heater. Loft access hatch. Laminate flooring. Cupboard.

KITCHEN

9'11" x 7'7" at widest point (3.03m x 2.33m) approx.

Fitted wall and base units. Fitted electric oven and hob. Stainless steel sink unit. Laminate flooring. Window to the side of the building.

SHOWER ROOM

7'11 at longest point x 4'3" (2.41m x 1.32m) approx.

Shower cubicle. White WC and wash hand basin. Partially tiled walls and pine paneled. Shaver light/socket. Vinyl floor covering.

BEDROOM

15'1" x 10'2" (4.60m x 3.11m) approx.

Double bedroom with built in double wardrobe. Storage heater. Window to the side of the building. Carpeted.

OUTSIDE

Communal parking.

PRICE

Offers around £64,000

ENTRY

Any entry date will be considered.

COUNCIL TAX

Currently a Band A.

VIEWING

By arrangement with the selling agents.

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.

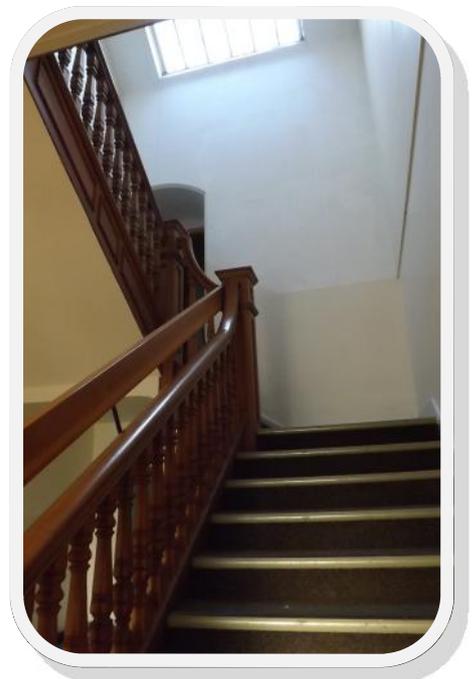
Telephone:- 01349 884411

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

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

Our properties also feature on www.zoopla.co.uk, www.primelocation.com, www.onthemarket.com, www.s1homes.com & facebook.

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