



Corrie Cottage, Lochluichart, Garve, IV23 2PZ

Offers Over £140,000

- Semi-Detached House
- Entrance Hall
- Living Room
- Kitchen/Diner
- Rear Vestibule
- Three Bedrooms (One On Ground Floor)
- Ground Floor Bathroom
- Double Glazing
- Air Source Heat Pump
- Solar Panels
- Gardens to Front & Back
- Partial Loch Views
- Two Garden Sheds
- EPC Rating E



01349 865125

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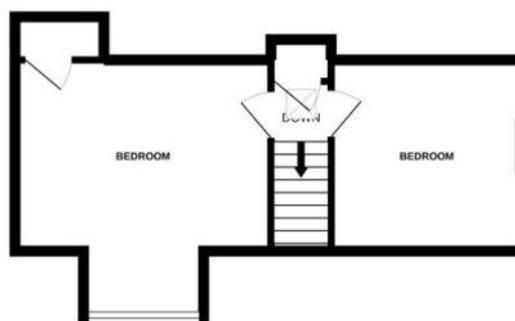
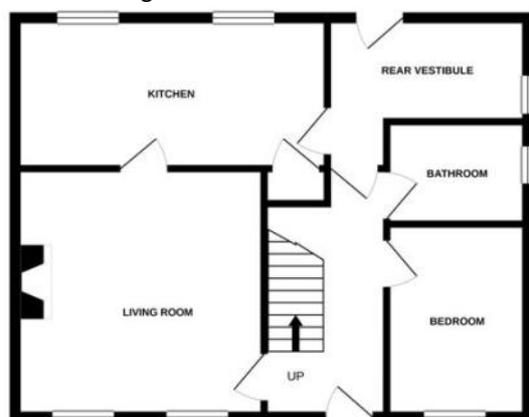
REF 24
HSPC 58971



This semi-detached 1½ storey house is situated in a beautiful rural location in the hamlet of Lochluichart, by Garve which is a 30 minute drive from Dingwall. Some local facilities include a church and a railway station. Primary schooling is available in Strathgarve with the older children attending Dingwall Academy for which transport is provided. There is a Post office, hotel and a village hall in Garve and a shop in Contin. A wider range of facilities and supermarkets can be found in Dingwall or Inverness, the house is within commuting distance of both.

The house is an ex local authority property and sits in an elevated position with partial views of Lochluichart. There are gardens to both the front and back of the property. There is space to park cars off the road in front of the building. The house would now benefit from some modernisation and on completion would provide an ideal family home. Being situated on the popular North Coast 500 this property is also ideally placed for those who may wish to utilise it as holiday accommodation.

Directions: From Dingwall, take the A835 towards Ullapool, just after Garve, turn left on to A832 towards Gairloch, continue on to Lochluichart and you will see a row of houses on the right across from a large layby, shortly after this, Corrie Cottage is the next house on the right.



Services: Mains electricity.

There is a Private water supply.

Drainage is to a private septic tank.

Council Tax— C

To arrange a viewing call Middleton Ross on 01349 865125

HSPC Out of Hours 01463 231173

Monday to Friday 8am - 9am & 5pm -11pm

Saturday 8am -11pm & Sunday 8am -11pm

or Email: property@middletonross.co.uk

Whilst the foregoing particulars are believed to be correct they are issued for the guidance of interested parties only. Measurements in particulars are only approximate and floorplans are indicative only and not to scale. The sellers do not bind themselves to accept any or the highest offer. The sellers reserve the right to accept a suitable offer at any time without setting a closing date. A closing date for offers may be fixed and prospective purchasers are advised to have their interest noted through their solicitor to the selling agents. Any formal offer should be made in writing through a Scottish solicitor.

Carpets, curtains blinds and kitchen appliances are included in the sale price. The mention of appliances and or services does not imply that they are in full and efficient working order.



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