

5 Thunderton Place, Elgin IV30 1BG



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## 10 Murdoch's Wynd, Elgin IV30 1TW



This three bedroom end-terraced town house with communal garden grounds and shared parking area enjoys a convenient location close to Elgin town centre, local amenities and transport links.

**END-TERRACED HOUSE  
THREE BEDROOMS  
COMMUNAL GARDEN GROUNDS  
SHARED PARKING AREA  
GAS CENTRAL HEATING  
DOUBLE GLAZING  
COUNCIL TAX BAND B  
EPC RATING C  
FREEHOLD  
VIEWING HIGHLY RECOMMENDED**

**Offers Around  
£130,000**

**E1141**

This three bedroom end-terrace town house is located in an established residential area of Elgin, within easy reach of Elgin town centre, transport links and local amenities.

The accommodation is set over two floors and comprises: Hallway, kitchen with dining space, living room, three bedrooms and a family bathroom. The property has newly fitted carpets and benefits from gas central heating, double glazing and ample storage throughout, including an integral store cupboard adjacent to the front door.

Set in communal garden grounds, there is also an off-street residents' parking area. This would make an ideal first time buy or investment purchase and we highly recommend a viewing.



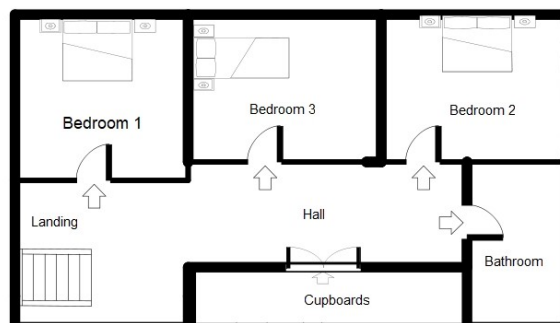
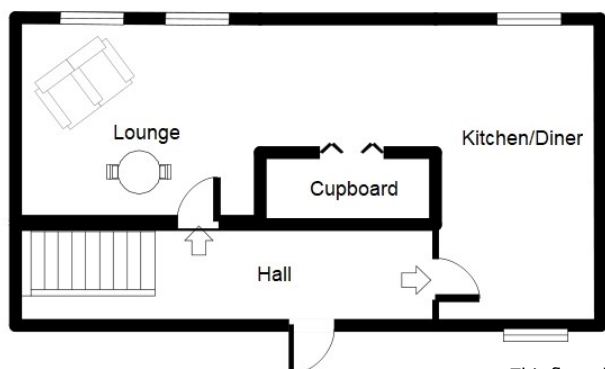




**If you are thinking of selling your property, we would be delighted to offer a free valuation  
Please contact us on 01343 548505**



- Kitchen/Diner 5.07m x 2.34m 16'8" x 7'8"
- Lounge 3.81m x 3.17m 12'6" x 10'5"
- Bedroom 1 3.21m x 3.15m 10'6" x 10'4"
- Bedroom 2 2.53m x 2.77m 8'4" x 9'1"
- Bathroom 2.24m x 1.64m 7'4" x 5'5"
- Bedroom 3 3.21m x 1.95m 10'6" x 6'5"



This floorplan is not to scale and is for representational purposes only

#### THE PROPERTY MISDESCRIPTIONS ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Any measurement, usage or description of the property should be taken as a guideline only and the existence of any Building Warrant/Planning Permission should be verified prior to purchase.