

12 Torridon Park, Forres, IV36 1FP



We are delighted to offer this well presented one bedroom mid-terraced Bungalow situated in a popular residential area of the picturesque town of Forres.

MID-TERRACED BUNGALOW
ONE BEDROOM
FREEHOLD
POPULAR RESIDENTIAL AREA
SOLAR PANELS
FRONT & REAR GARDENS
OFF STREET PARKING
GAS CENTRAL HEATING
UPVC DOUBLE GLAZING
COUNCIL TAX BAND A
EPC RATING B

F369

Offers Over
£100,000

This well presented one bedroomed mid-terraced Bungalow is located in a popular residential location of the picturesque town of Forres. The well proportioned property benefits from UPVC Double Glazing and Gas Central Heating.

The good sized accommodation comprises: exceptionally bright and spacious Lounge with large window to the front allowing natural light to flood in and glazed panelled doors leading off to the kitchen, front vestibule and central hallway, the nicely presented Kitchen benefits from a good range of wall and base mounted units, integrated gas hob with space for a free standing electric oven. There is a window to the rear providing a lovely outlook over the back garden. The good sized double bedroom incorporates built in double mirrored wardrobes with sliding doors and the Family Bathroom incorporates a three piece suite in buttermilk, electric shower over the bath and curtain rail above.

Outside, the property sits in privately enclosed gardens to both the front and rear. The front garden is laid to gravel with a slabbed path to the front door. The rear garden is fully fenced and is also laid to slabs and gravel for ease of maintenance. There is a storage shed and a rotary clothes drying line. The plastic shed is not included in the sale.

This nicely presented property would make a lovely home and an internal viewing is highly recommended to appreciate the bright and spacious accommodation on offer.





**If you are thinking of selling your property, we would be delighted to offer a free valuation. Please contact us on
01309 673836**

- Vestibule: 1.82m x 0.85m (6'0" x 2'9")
- Lounge: 4.50m x 3.38m (14'9" x 11'1")
- Hallway: 3.17m x 1.14m (10'4" x 3'9")
- Kitchen: 3.20m x 2.03m (10'6" x 6'8")
- Bedroom 1: 3.53m x 3.28m (11'6" x 10'9")
- Bathroom: 2.34m x 2.06m (7'8" x 6'9")



SKETCH PLAN NOT TO SCALE FOR IDENTIFICATION ONLY

The placement and size of all walls, doors, windows, staircases and fixtures are only approximate and cannot be relied upon as anything other than an illustration for guidance purposes only. No representation has been made by the seller or the agent.

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.