

14 Highfield, Forres, IV36 1FN



We are delighted to present this nicely maintained three-bedroom detached bungalow with garage, ideally situated within a highly sought after residential area in the vibrant town of Forres. Offering generous living space, modern comforts, and a peaceful setting, this property represents an excellent opportunity for those seeking a well-appointed home in a desirable location.

DETACHED BUNGALOW
THREE BEDROOMS
FREEHOLD
POPULAR RESIDENTIAL AREA
PRIVATELY ENCLOSED GARDENS
GAS CENTRAL HEATING
UPVC DOUBLE GLAZING
GARAGE WITH POWER & LIGHT
LOFT LADDER
DRIVEWAY
COUNCIL TAX BAND D
EPC RATING C

Offers Over
£230,000

Situated in a sought after residential area, this well-presented three-bedroom detached bungalow with garage offers an excellent opportunity for buyers seeking comfortable, well proportioned accommodation. The property enjoys a highly convenient location within easy reach of local amenities, shops, and superb transport links. Forres High Street is just a short walk away and can be accessed via the picturesque Grant Park, providing a scenic route into the heart of the town.

The home benefits from UPVC double glazing and gas central heating throughout, and features generous, thoughtfully designed living space. The accommodation comprises: a bright and spacious lounge with a large front facing window that floods the room with natural light, a modern, fully fitted kitchen equipped with a good range of wall and base units, integrated oven, hob, and cooker hood, dining room and three bedrooms, one of which includes built-in wardrobes for ample storage. A tastefully finished family shower room completes the interior, offering under-sink storage, a heated towel ladder, and walk-in shower cubicle.

Externally, the bungalow sits within privately enclosed gardens to the front and rear. The front garden is mainly laid to lawn and complimented by mature shrubs and bushes, while the rear garden is designed for low maintenance with areas of slab and gravel. A driveway and garage provide convenient off-street parking.

Located in a popular and well established area, this appealing property is sure to attract strong interest. Early internal viewing is highly recommended.



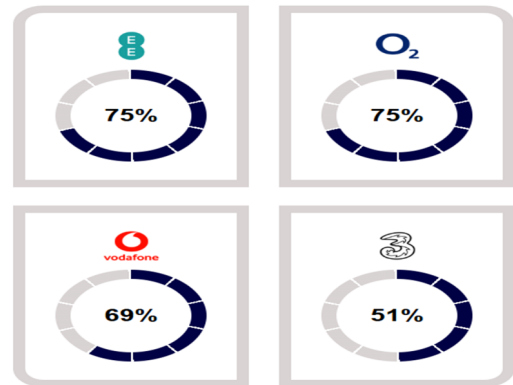


- Lounge: 3.74m x 5.11m (12'3" x 16'9")
- Kitchen: 6.47m x 2.95m (21'3" x 9'8")
- Dining Room: 3.67m x 4.16m (12'0" x 13'8")
- Bedroom 1: 2.54m x 4.78m (8'4" x 15'8")
- Bedroom 2: 3.53m x 2.43m (11'7" x 8'0")
- Bedroom 3: 2.73m x 3.66m (8'11" x 12'0")
- Shower Room: 2.51m x 1.73m (8'3" x 5'8")
- Garage: 2.97m x 6.74m (9'9" x 22'1")

The table shows the predicted broadband services in your area.

Broadband type	Highest available download speed	Highest available upload speed	Availability
Standard	12 Mbps	1 Mbps	✓
Superfast	56 Mbps	11 Mbps	✓
Ultrafast	--	--	✗

Networks in your area - [Openreach](#)
Click on a network's name to be directed to a website where you can find out about service availability and how to request a service from them or one of their partners.



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.