

4 Robertson Place, Forres, IV36 1EU



We are delighted to present this immaculately maintained one bedroom ground-floor apartment, ideally positioned in a central location just moments from local amenities, shops and excellent transport links. Offering convenience and comfort in equal measure, this property is perfectly suited to first-time buyers, downsizers, or investors.

GROUND FLOOR APARTMENT
ONE BEDROOM
IMMACULATLY PRESENTED
FREEHOLD
CENTRAL LOCATION
GAS CENTRAL HEATING
TIMBER DOUBLE GLAZING
STREET PARKING
GARDEN
COUNCIL TAX BAND A
EPC RATING C

Offers Over
£100,000

This immaculately presented one-bedroom ground-floor apartment is located in a quiet residential area, ideally positioned close to local amenities, shops, and excellent transport links. Offering well proportioned living spaces, the property benefits from timber framed double glazing and gas central heating, ensuring comfort and energy efficiency throughout.

The accommodation comprises an exceptionally bright and spacious lounge, a modern fitted kitchen with an excellent range of wall and base units, integrated oven, hob, and cooker hood and a generous double bedroom featuring a built-in wardrobe for ample storage. A stylish bathroom with a three piece suite and under-sink storage completes the interior.

Externally, the property enjoys an enclosed rear garden, laid to lawn and gravel for ease of maintenance.

Beautifully presented and thoughtfully laid out, this home offers comfortable living in a convenient location. Internal viewing is highly recommended to fully appreciate the space and quality on offer.

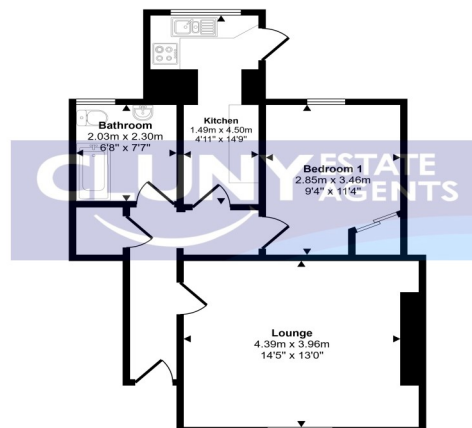




- Lounge: 4.39m x 3.96m (14'5" x 13'0")
- Kitchen: 1.49m x 4.50m (4'11" x 14'9")
- Bedroom 1: 2.85m x 3.46m (9'4" x 11'4")
- Bathroom: 2.03m x 2.30m (6'8" x 7'7")



Approx Gross Internal Area
51 sq m / 646 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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.

