

5 Thunderton Place, Elgin IV30 1BG



01343 548505



elgin@clunys.co.uk



www.clunys.co.uk

## Treetop Apartments Inchbroom, Lossiemouth



These executive apartments are individual in design and offer all the conveniences of modern construction set within maintained garden grounds incorporating mature pine trees and extensive landscaping

**PRIVATE GARAGE WITH ALLOCATED PAVIOR BRICK PARKING SPACE  
HIGH QUALITY EXTERNAL FINISH WITH FYFESTONE FRONTAGE  
TWO LARGE DOUBLE BEDROOMS  
WITH BUILT-IN WARDROBES  
EN SUITE TO MASTER BEDROOM  
WALK-IN FEATURE BAY WINDOW  
TO LOUNGE  
FULLY MAINTAINED LANDSCAPED  
GARDEN GROUNDS  
DESIGNER FITTED KITCHEN AND  
LUXURY BATHROOMS OF YOUR CHOICE  
ULTRAFast 'FIBRE TO THE PREMISES'  
BROADBAND CONNECTION  
CHOICE OF PAINT COLOUR TO EACH ROOM**

**Prices From  
£189,750**

The homes at Inchbroom Pines are ideally located on the outskirts of the town but remain within easy walking distance of the beach, esplanade area, schools, local shops and amenities. Set within stands of mature pine woodland with large sized gardens, the homes will all benefit from spacious accommodation, attractive exterior elevations and a high standard of specification and finish.

Individual in design with a focal point turreted main entrance, all apartments will feature bay windows to the lounge, en suite shower room to the master bedroom and a garage and dedicated parking space to each property. These executive apartments offer all the conveniences, security, low maintenance and energy efficiency provided by modern construction, set within maintained garden grounds incorporating mature pine trees and extensive landscaping.

The selling price includes a high specification finish with a choice of designer fitted kitchens and luxury bathroom sanitaryware and the option to further personalise the interior with a selection of different finishes and fittings.

*Disclaimer: Images are just a representation of what the finished product could look like*



Price list:

- |                 |          |
|-----------------|----------|
| • Apartment 29A | £199,250 |
| • Apartment 29B | £192,500 |
| • Apartment 29C | £189,750 |
| • Apartment 29D | £201,250 |
| • Apartment 29E | £194,500 |
| • Apartment 29F | £191,750 |





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

#### Apartments A & D

- Lounge 4160 x 4705
- Kitchen 2870 x 4055
- Bathroom 2130 x 2315
- Master Bedroom 3515 x 3705
- En Suite 1690 x 2990
- Bedroom 2 2870 x 3760

#### Apartments B & E

- Lounge 4165 x 4230
- Kitchen 4165 x 2855
- Bathroom 2425 x 2115
- Master Bedroom 3440 x 3455
- En Suite 3105 x 1665
- Bedroom 2 2915 x 2870

#### Apartments C & F

- Lounge 4150 x 4445
- Kitchen 2965 x 3730
- Bathroom 1750 x 2690
- Master Bedroom 3435 x 3450
- En Suite 1230 x 2585
- Bedroom 2 3215 x 2950
- Optional Garden Room (C) 2660 x 2865



All room sizes are approximate and may vary due to nature of construction. The above details do not form any part of a contract and are for illustration 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.