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18 Knockomie Gardens Forres IV36 2TN



This immaculately presented semi-detached house with garage is in walk-in condition and would make a lovely family home

**SEMI-DETACHED HOUSE
THREE DOUBLE BEDROOMS, ALL
WITH BUILT-IN WARDROBES
DRIVEWAY AND GARAGE
FRONT AND REAR GARDENS
GAS CENTRAL HEATING
DOUBLE GLAZING
EPC RATING C
COUNCIL TAX BAND D
VIEWING HIGHLY RECOMMENDED**

**Offers Over
£195,000**

E798

This immaculately presented three bedroom semi-detached house is situated in an established residential area of Forres, within easy access of local amenities and transport links.

Benefiting from gas central heating and double glazing, the accommodation is in walk-in condition and comprises to the ground floor: Entrance hall, light and airy open plan living/dining room, spacious kitchen, separate utility room with access to the rear garden and downstairs wc. To the first floor are three double bedrooms, all with built-in wardrobes, and a family shower room.

With a single garage and a driveway offering ample off-street parking, there is a low maintenance garden to the front of the property and an enclosed garden mostly laid to lawn to the rear with a timber shed.

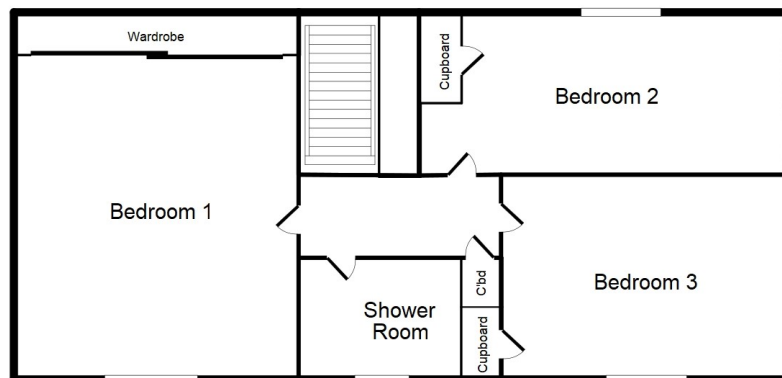
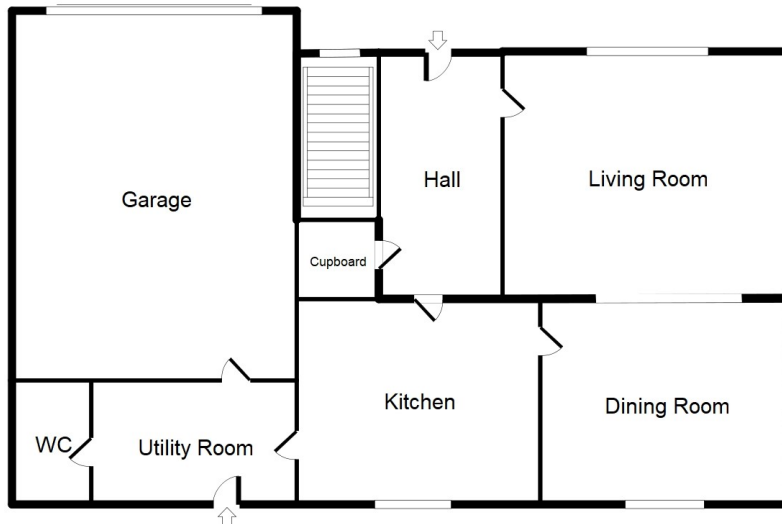
This would make an ideal first-time buy or a lovely family home and a viewing is highly recommended.





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

• Kitchen	3.17m x 2.91m	10'5" x 9'6"
• Lounge/Diner	6.78m x 3.53m	22'3" x 11'7"
• Utility	2.25m x 1.68m	7'5" x 5'6"
• WC	1.68m x 0.95m	5'6" x 3'2"
• Garage	5.97m x 3.64m	19'7" x 11'11"
• Bedroom 1	4.17m x 3.41m	13'8" x 11'2"
• Bathroom	2.48m x 2.07m	8'2" x 6'10"
• Bedroom 2	3.64m x 3.10m	11'11" x 10'2"
• Bedroom 3	4.07m x 3.04m	13'4" x 10'0"



Please note these floor plans are not to scale and are 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.

