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57 Boyd Anderson Drive Lossiemouth IV31 6RS



This two bedroom mid-terraced house with front and rear gardens is situated in the coastal town of Lossiemouth and would make an ideal first-time buy or investment purchase.

**MID-TERRACED HOUSE
TWO BEDROOMS
GARDEN AND SHED
BLOCK-BUILT STORE
OFF-STREET PARKING
GAS CENTRAL HEATING
DOUBLE GLAZING
EPC RATING C
COUNCIL TAX BAND B
VIEWING HIGHLY RECOMMENDED**

**Offers Around
£120,000**

E896

This two bedroom mid-terraced house is situated in the popular coastal town of Lossiemouth, close to beaches, schools and local amenities.

In walk-in condition, the accommodation comprises: Entrance hall, modern kitchen with access to the rear garden, large living room/diner and a shower room. Upstairs is a landing with boiler/storage cupboard and two double bedrooms with built-in cupboards.

With low maintenance enclosed front and rear gardens, a metal shed and block-built store, there is also a shared parking area to the rear of the property.

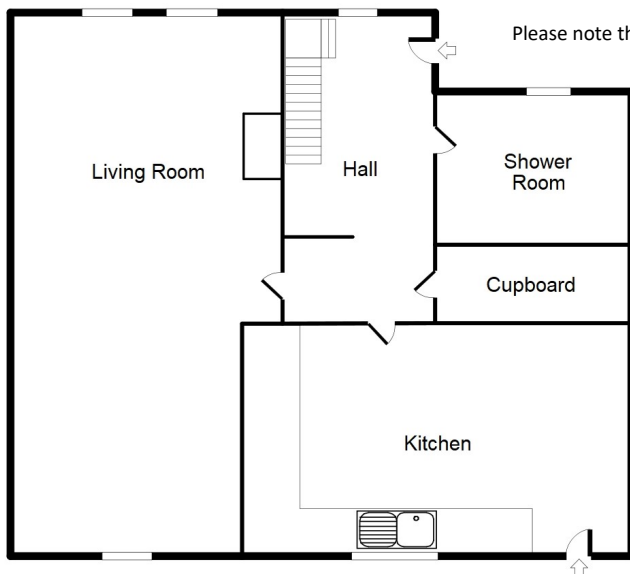
Benefiting from gas central heating and double glazing, this would make an ideal first-time buy or investment purchase and we highly recommend a viewing.



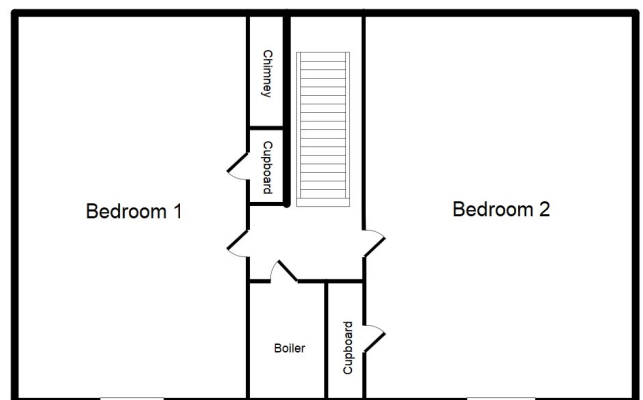


**If you are thinking of selling your property, we would be delighted to offer a free valuation
Please contact us on 01343 548505**

- Kitchen 4.19m x 2.39m
- Lounge/Diner 6.59m x 3.43m
- Shower Room 2.04m x 1.96m
- Bedroom 1 4.18m x 3.00m
- Bedroom 2 4.19m x 2.75m



Please note these floorplans 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.