

5 Thunderton Place, Elgin IV30 1BG



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8 Smiddy Place Alves IV30 8XG



This two bedroom semi-detached house with driveway and front and rear gardens is situated in the village of Alves and would make an ideal first-time buy or investment purchase.

**SEMI-DETACHED HOUSE
TWO DOUBLE BEDROOMS
DRIVEWAY
FRONT AND REAR GARDENS
WITH SHED
ELECTRIC HEATING
DOUBLE GLAZING
EPC RATING E
COUNCIL TAX BAND B
VIEWING HIGHLY RECOMMENDED**

**Offers Over
£115,000**

E952

This two bedroom semi-detached house is situated in a quiet residential area in the village of Alves, between Forres and Elgin.

In good condition, the accommodation comprises: Entrance hallway with storage cupboards, kitchen with door to the rear garden, open plan living/dining room with stove. Upstairs is a landing, two double bedrooms and a bathroom.

With electric heating and double glazing, there is a private driveway and gardens to the front, side and rear, including two storage sheds.

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 3.29m x 2.37m
- Lounge/Diner 6.60m x 3.29m
- Bedroom 1 3.80m x 3.17m
- Bathroom 2.08m x 1.85m
- Bedroom 2 5.99m x 2.60m



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.