



DEREK MACKENZIE
SOLICITOR & ESTATE AGENTS

Derek Mackenzie Solicitors & Estate Agent

20-21 North Beach Street, Stornoway
Isle of Lewis, HS1 2XQ



HOUSE FOR SALE

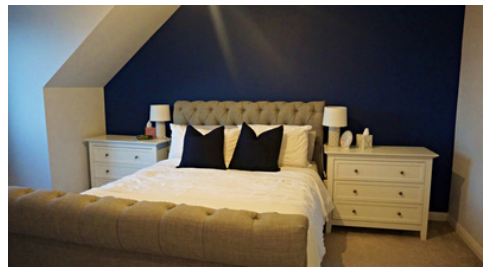
OFFERS OVER £270,000

2 Coach House Gardens, Stornoway, Isle of Lewis, HS1 2SX

In a convenient and prominent private residential area on the outskirts of Stornoway, we are delighted to present to the market in great decorative order this attractive, modern, generously proportioned detached four-bedroom dwelling house ideally suited for family accommodation.

Contact Us -

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In a convenient and prominent private residential area on the outskirts of Stornoway, we are delighted to present to the market in great decorative order this attractive, modern, generously proportioned detached four-bedroom dwelling house ideally suited for family accommodation. The well-maintained property enjoys views overlooking the outer harbour and is just a short walk to the Town Centre.

The property has bright accommodation throughout comprising ground floor kitchen/dining area, utility room, large lounge with multi-fuel stove, dining room, front porch, and W.C. First floor comprises master bedroom with en-suite, 2 additional double bedrooms, a single bedroom and main bathroom. The property benefits from gas central heating and wooden double glazing throughout.

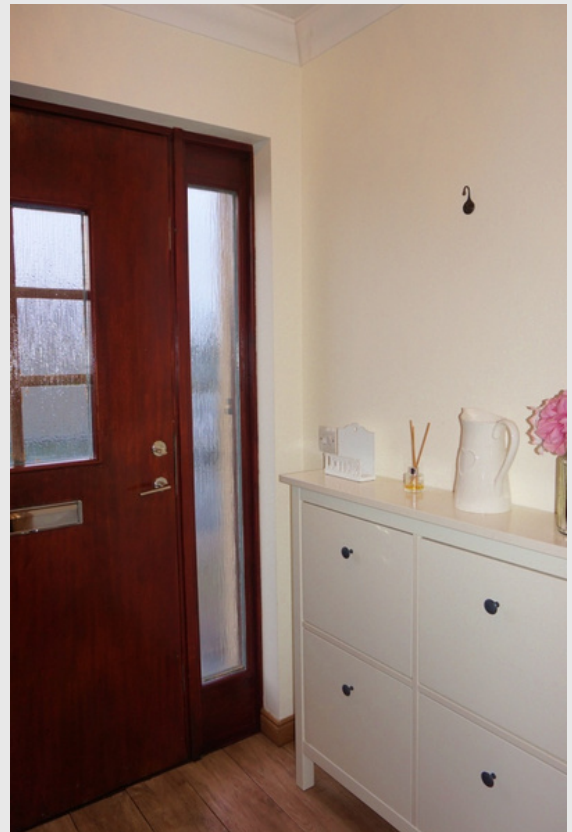
Externally to the front there is a lock block parking area and to the rear there is a private garden lawn and chipped drying area.

There is a local primary school and secondary school within close proximity, with a regular bus service into the main town of Stornoway, which is 1 mile away, with all amenities and services

Kitchen & Dining Room



Lounge & Front Entrance



W/C, Hallway & Landing



Dining Room



Dressing Room / Bedroom 2



Master Bedroom



Bathroom



Bedroom 3



Bedroom 4



External - Front



External - Rear



Views



Measurements

Entrance Porch - 1.80m x 1.41m

Hallway - 5.01m x 2.57m

Lounge - 5.01m x 4.23m

Kitchen - 4.53m x 3.30m

Dining Area - 3.80m x 3.30m

Utility Room - 1.73m x 2.60m

W/C - 1.08m x 1.83m

Dining Room - 3.25m x 3.86m

Bedroom 1 - 3.25m x 3.83m/En-suite - 1.70m x

2.10m/Dressing Area - 1.48m x 2.10m

Bedroom 2 - 2.79m x 2.80m

Bedroom 3 - 3.31m x 2.80m

Bedroom 4 - 2.98m x 3.13m

Bathroom - 2.03m x 2.40m

Additional Information

Viewing strictly by appointment only

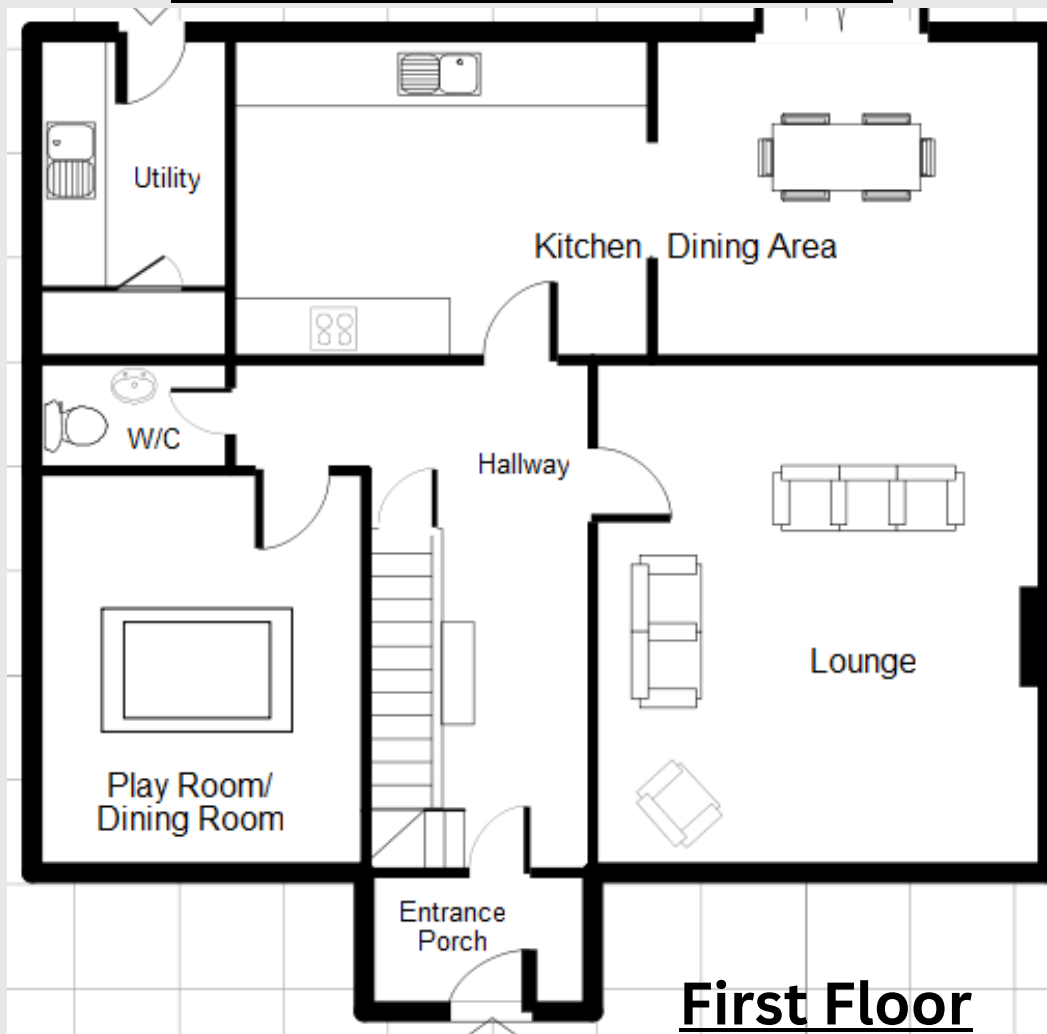
Home Report available

EPC rating: Band D

Council Tax Band: E

Internal area: 152m²

Floor Plan - Ground Floor



First Floor



The foregoing particulars of sale are to be used as a guide only. No details are guaranteed and all measurements are approximate and are intended for general guidance only. We have not tested any services, equipment or appliances in the property and we advise prospective purchasers to commission their own survey or service reports before finalising their offer to purchase.

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT

Director: Derek Mackenzie

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