



**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 £245,000**

## **Loch Cottage, Dalbeg, Isle of Lewis, HS2 9AE**

Located a mere stone-throw away from the breathtakingly beautiful Dalbeg beach, we are excited to welcome to the market the stunning refurbished Loch Cottage, Dalbeg.

### **Contact Us -**

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The cottage is in an outstanding location and views of the peaceful fresh water Loch are framed perfectly from all front aspect windows of the property.

Accommodation is naturally light, bright and airy and comprises two/three bedrooms, a utility room, a storeroom, a family bathroom, WC and a home office/single bedroom.

Loch Cottage has been renovated to an extremely high standard throughout with great attention to detail meaning it is in perfect walk in condition for potential buyers. The property lends itself to be a perfect home for those seeking a quiet, peaceful lifestyle. Equally, the property is currently used as a successful holiday let, allowing prospective purchasers to follow suit.

Heating is by way of a large LPG gas tank which provides the fuel for the central heating throughout. Externally the property enjoys a small easily maintainable garden and off-road parking.

The town of Carloway is approximately a 5-minute drive from the property and has a licensed store. The main town of Stornoway is approximately 21 miles away, with all amenities and services

Open Plan Living/Dining/Kitchen - 3.35m x 2.49m



*Twin Room - 3.46m x 3.44m*



*Master Bedroom - 3.53m x 3.45m*



Bathroom - 2.87m x 2.28m



Office/Single Room - 2.45m x 2.31m



# External



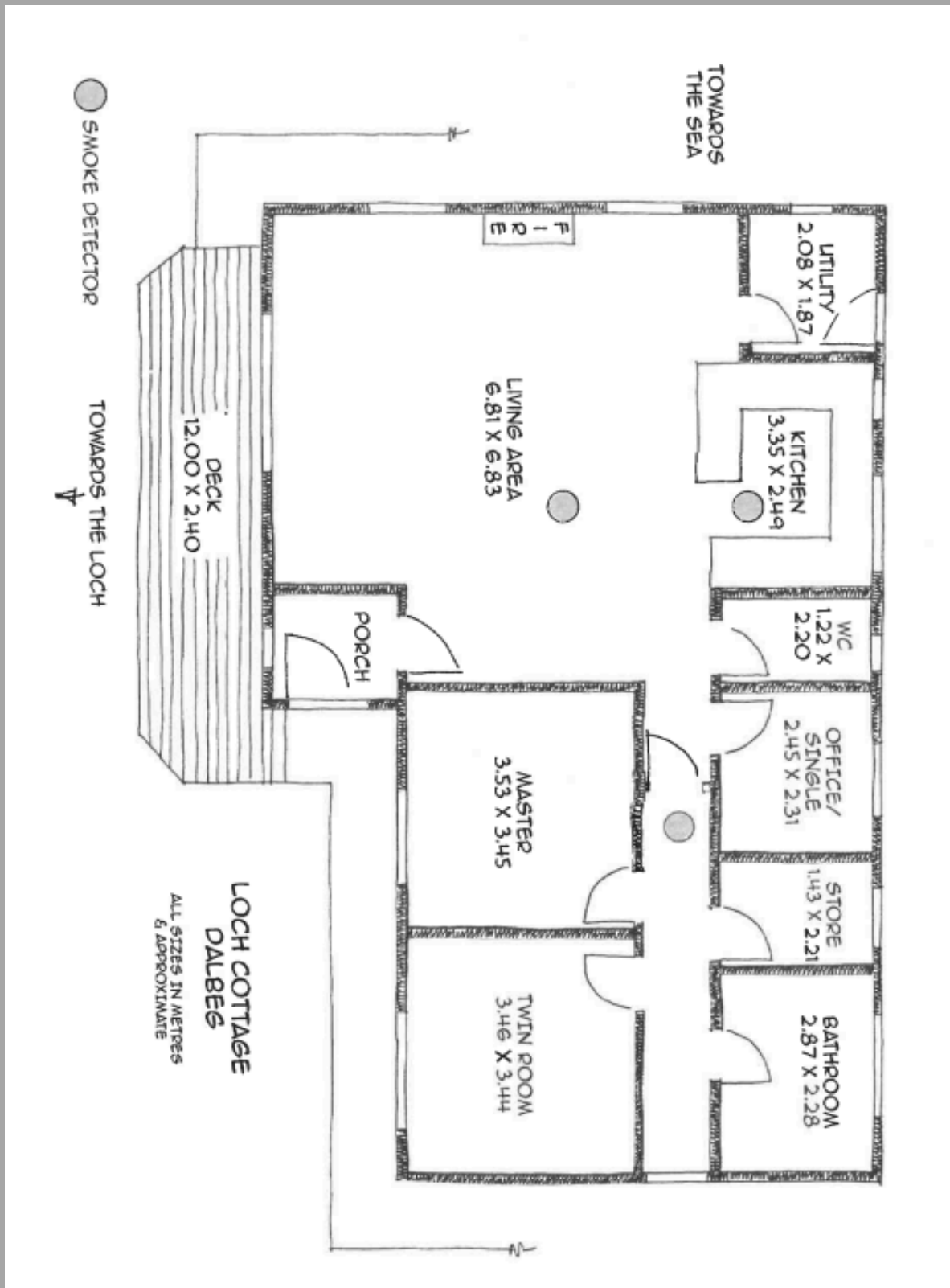


# Dalbeg Sands





# Floor Plan



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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