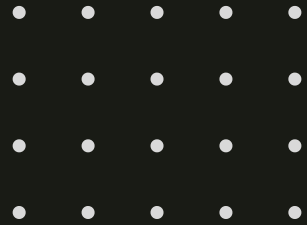




DEREK MACKENZIE
SOLICITOR & ESTATE AGENTS

Derek Mackenzie Solicitors & Estate Agent

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



HOUSE FOR SALE

OFFERS OVER £XXX,XXX



39 Flesherin, Point, Isle of Lewis, HS2 0HE

We are pleased to present to the market this bright, spacious family home located on the East Side of Lewis in Flesherin, Point enjoying open views over Broadbay. The property is fresh yet cosy and tastefully decorated throughout and would be perfect for family living.

Contact Us -

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Accommodation comprises ground floor entrance porch, hallway, lounge, newly renovated bathroom, shower room, dining room, kitchen, utility and double bedroom. First floor comprises top landing and three double bedrooms and dressing area.

Windows are of double glazed uPVC and heating is by way of a full oil fired wet central heating system supplying radiators.

Externally there is well maintained garden ground surrounding the property and to the rear there is a poured concrete 8m x 6m Byre, offering potential for multiple uses such as an Art Studio, Workshop, additional storage. There is also a drying area to the rear and ample space for parking.

There is a local primary school and shop in the village of Knock which is a short drive from Flesherin, and a regular bus service into the main town of Stornoway, which is approximately 10 miles away, with all amenities and services including shops and supermarkets, restaurants, healthcare, education, art centre, sports facilities and transport links.

Porch - 0.87m x 2.18m

Entrance Hallway - 2.23m x 1.58m



Bathroom - 1.78m x 2.17m

Shower Room - 1.58m x 2.02m



Lounge - 3.75m x 4.20m



Dining Room - 3.62m x 3.35m



Kitchen - 3.04m x 3.22m



Bedroom 1 - 3.61m x 3.65m



Utility - 3.15m x 1.71m



Stairs & Landing - 2.08m x 3.11m



Bedroom 2 - 3.26m x 3.52m



Bedroom 3 - 3.68m x 3.53m



Dressing Room - 2.89m x 3.23m



Bedroom 4 - 3.44m x 3.02m



External



Byre - 5.90m x 8.57m



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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