DEREK MACKENZIE
SOLICITOR & ESTATE AGENTS

Derek Mackenzie Solicitors & Estate Agent

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



HOUSE FOR SALE

55 Perceval Road South, Stornoway, HS1 2TL

We are delighted to welcome to market this bright and comfortable two bedroom semi-detached home in this desirable residential area on the outskirts of Stornoway.

Situated on a generous corner plot with off road parking, this conveniently located property is beautifully presented and offers excellent potential as a starter home or investment opportunity.







Contact Us -

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Entering through the front porchway, accomodation comprises a spacious lounge with dining area, and large, light modern kitchen on the ground floor. The first floor comprises a master bedroom with built in wardrobes, a further double bedroom and family bathroom. The loft space is floored and fully lined with integrated ladder access offering excellent storage space.

Heating is by way of Gas, with an additional multi-fuel stove in the lounge. Windows are double glazed UPVC throughout.

Externally, the property benefits from off road parking. To the rear there is a private enclosed garden laid with decking and slabs. The sheds are not included in the sale.

Local amenities are easily accessible including schools, shops, and transport links, making it a perfect home for commuters and families alike.

Lounge - 6.07m x 3.05m





Kitchen - 3.77m x 3.14m





Bedroom 1 - 3.03m x 3.89m





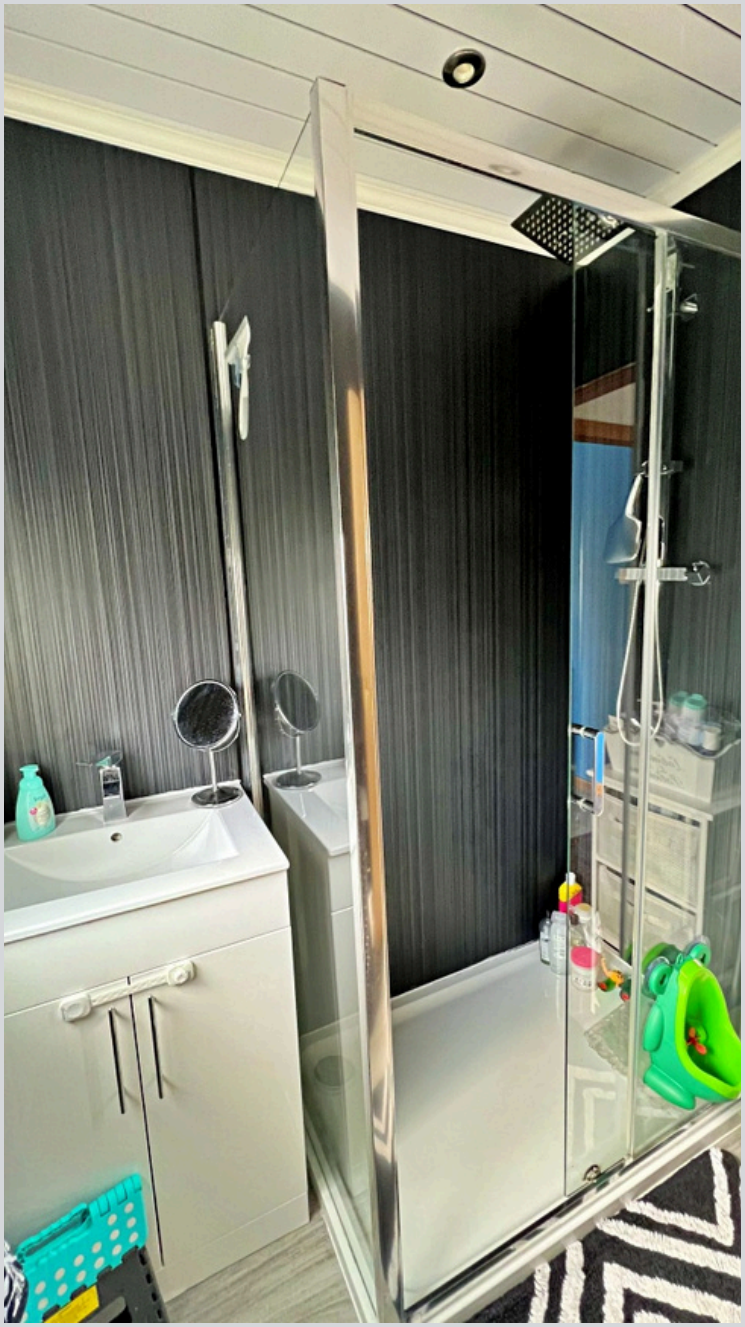
Bedroom 2 - 3.78m x 2.98m





Bathroom - 1.87m x 1.84m





Hallway- Downstairs 2.58m x 2.25



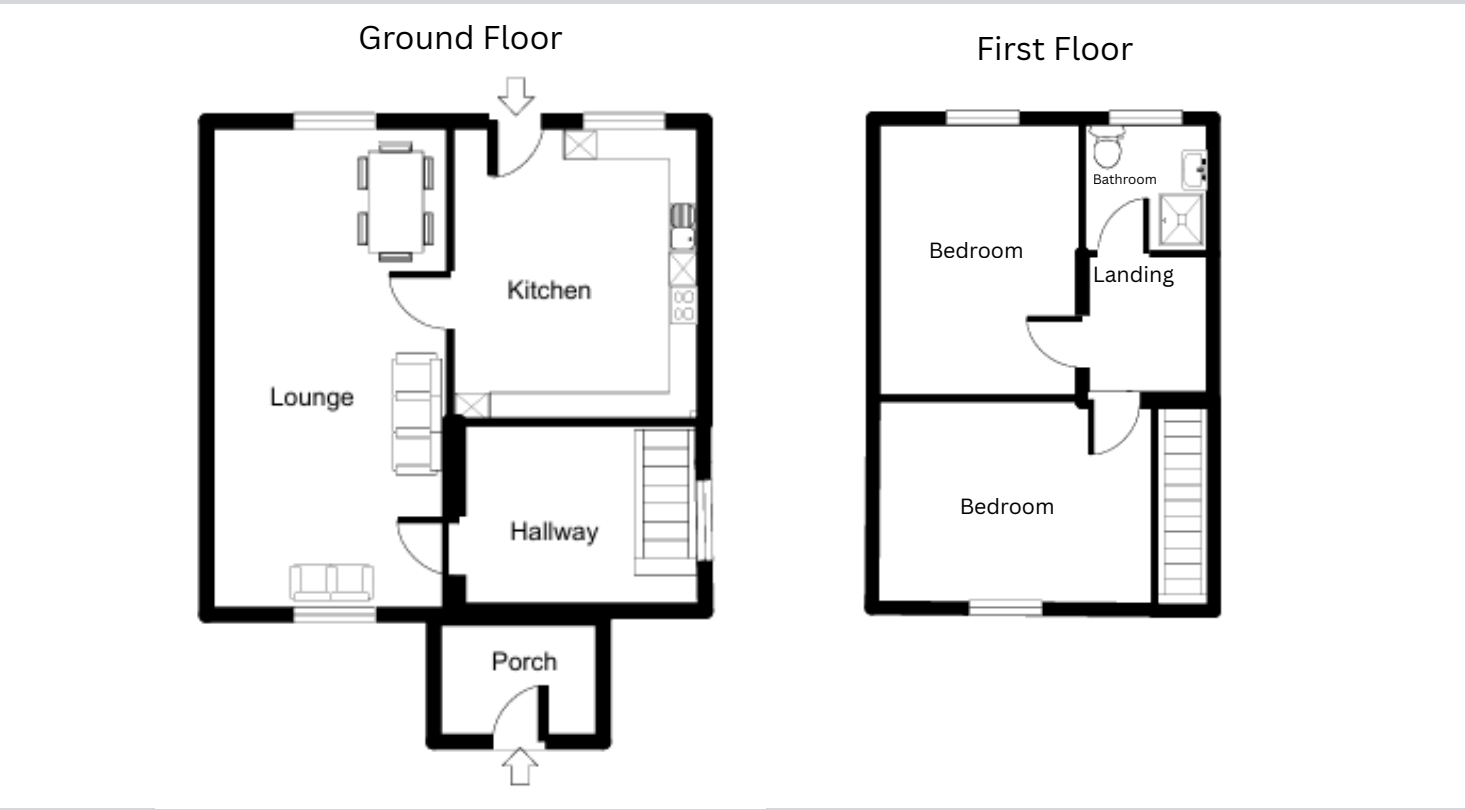


Rear Garden





Floor Plan



Additional Information

Viewing is strictly by appointment only

Home Report available

EPC Rating: Band D

Council Tax Band: A

Internal Area: 74m^2

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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