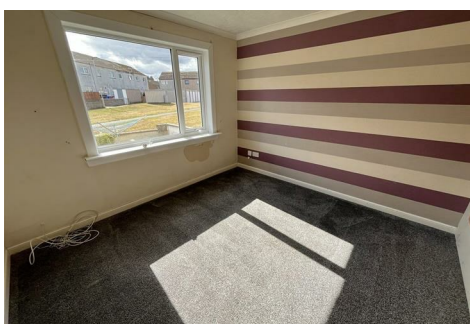




21 Mossend Place, Elgin, IV30 6YB
Offers over £120,000

End terraced house situated in a popular residential area of Elgin & in close proximity to Greenwards Primary School & Elgin High School. Whilst in need of upgrading this will make an ideal family home. The accommodation comprises entrance hallway, lounge, dining kitchen, three bedrooms & a bathroom. The property further benefits from double glazing, gas central heating and gardens front & rear.

ENTRANCE HALLWAY



UPVC & glazed door, built-in shelved storage cupboard, fitted carpet, ceiling light fitting, spacious under-stair storage room.

LOUNGE

10'9" x 10'5" (3.30m x 3.18m)



Window to front, recessed shelving unit, fitted carpet, ceiling light fitting.

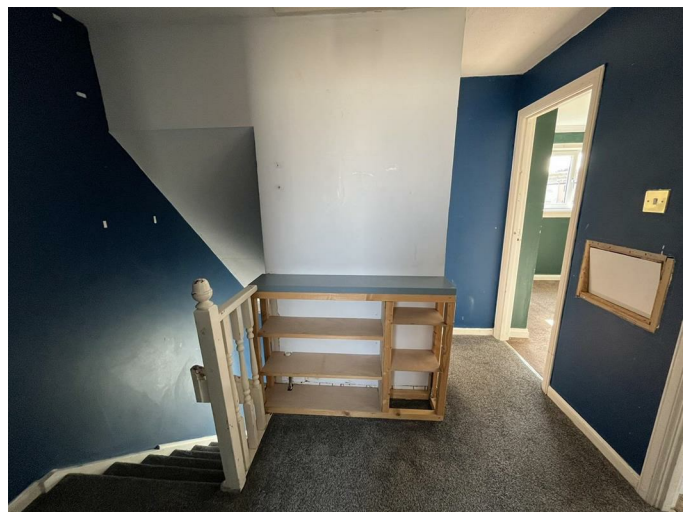
DINING KITCHEN

19'5" x 9'8" (5.92m x 2.97m)



Two windows to front, recently fitted kitchen in matte navy, built-in double electric oven, 4 ring gas hob & hood, integrated dishwasher, plumbing & space for washing machine, vinyl flooring.

STAIRCASE & LANDING



Spacious storage cupboard housing the gas central heating boiler, fitted carpet, ceiling light fitting.

BEDROOM 1

10'3" x 10'0" (3.13m x 3.05m)



Window to front, recessed wardrobe space, fitted carpet, ceiling light fitting.

BEDROOM 2

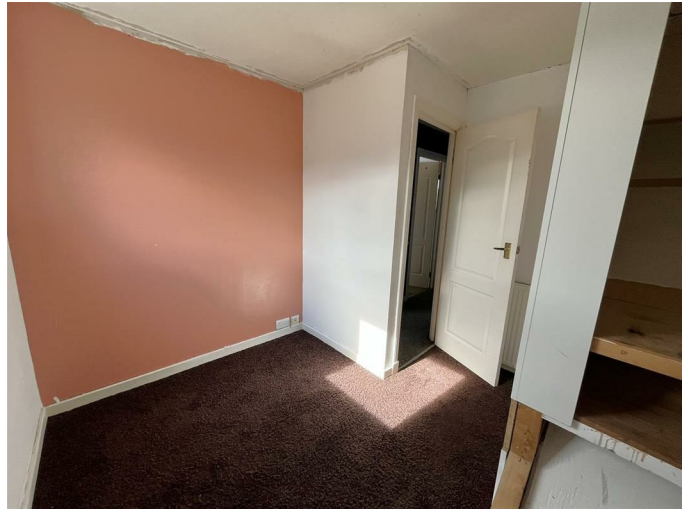
9'4" x 9'3" (2.85m x 2.84m)



Window to rear, recessed wardrobe space, fitted carpet, ceiling light fitting.

BEDROOM 3

10'1" x 9'3" (3.08m x 2.83m)



L-shaped room, window to rear, storage space, fitted carpet, ceiling light fitting.

BATHROOM

6'7" x 6'7" (2.03m x 2.01m)



Window to rear, sink, WC & bath with electric shower over, vinyl flooring, ceiling light fitting.

OUTSIDE

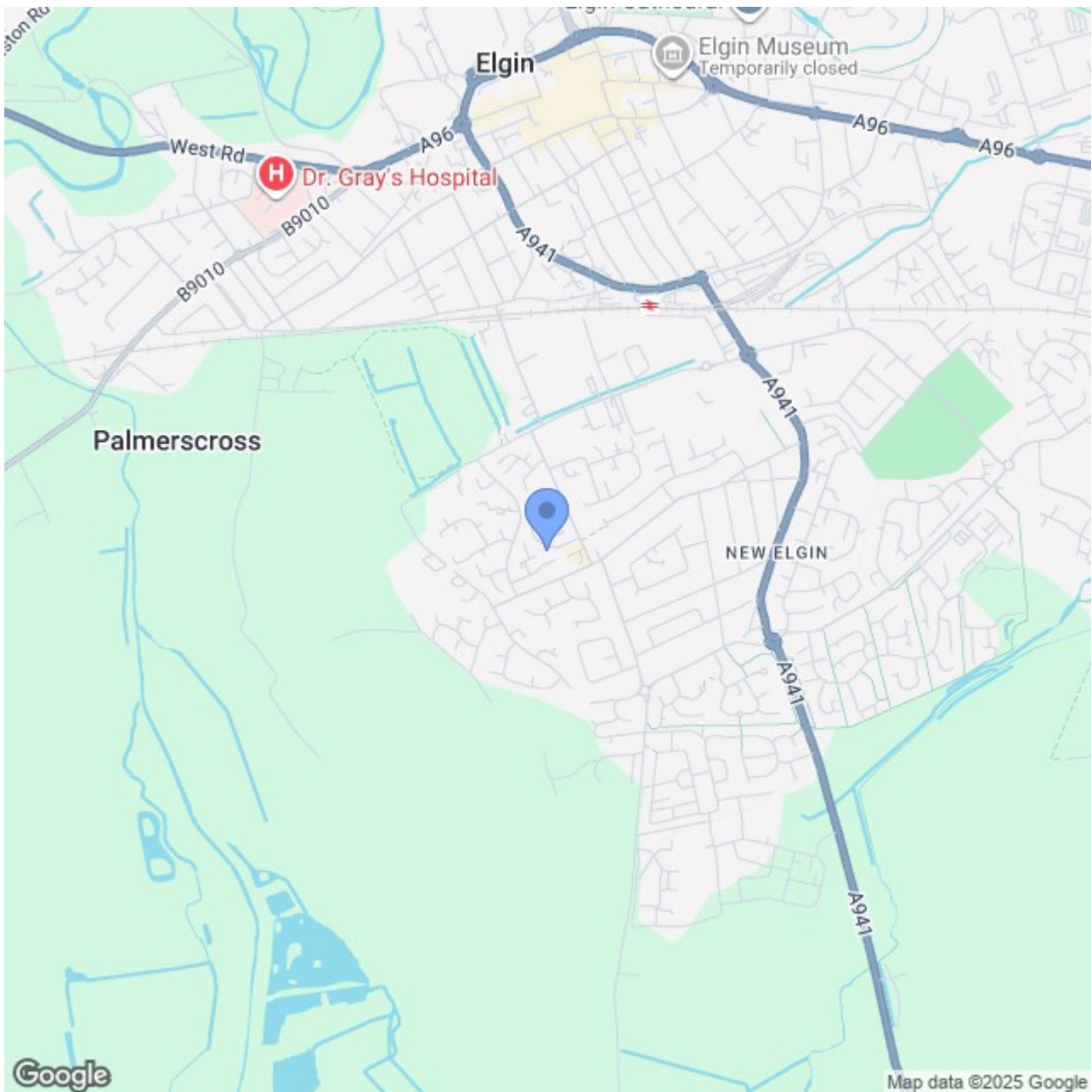


The property benefits from garden ground to the front & rear with block built shed.

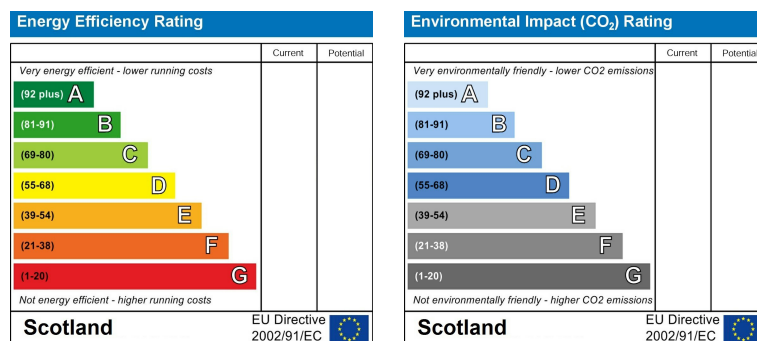
NOTES

Included in the asking price is all carpets and fitted floor coverings, all light fittings, all bathroom fittings, the oven, hob & hood and the integrated dishwasher in the kitchen.

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Harper Macleod LLP, Phoenix House 1 Wards Road, Elgin, Moray, IV30 1QL

Tel: 01343 555 150 Email: propertyshop.elgin@harpermacleod.co.uk <https://www.estateagencymoray.co.uk>