



**Harper
Macleod LLP**
Estate Agents & Solicitors



66 North Street, Bishopmill, IV30 4ED
Offers over £130,000

Traditional end terraced two bedroom property situated in the popular Bishopmill area of Elgin. The accommodation comprises entrance hallway, Lounge, kitchen, bathroom, & two bedrooms. The property which would make an ideal first time buy further benefits from double glazing , gas central heating & garden to the rear.

ENTRANCE HALLWAY



Newly fitted composite door, vinyl flooring, ceiling light fitting.

LOUNGE

15'8" x 10'3" (4.79m x 3.13m)



Window to front, recess for open fire, chimney (not checked), shelved recess either side, stripped wooden floorboards, ceiling light fitting.

KITCHEN

9'5" x 7'3" (2.89m x 2.23m)



Window to rear, range of base & wall units, space for gas cooker, plumbed in Indesit washing machine, spacious built-in cupboard with power & light, vinyl flooring, inset ceiling spotlights.

BATHROOM

6'8", x 5'8" (2.04m, x 1.73m)



Internal room, sink, WC & bath with electric shower over, wood effect flooring, inset ceiling spotlights.

STAIRCASE & LANDING

Window to rear painted wooden staircase & fitted carpet to landing, ceiling light fitting.

BEDROOM 1

14'8" x 7'8" (4.48m x 2.36m)



Dormer window to front, double built-in wardrobe & wall mounted storage units, fitted carpet, ceiling light fitting.

BEDROOM 2

11'3" x 9'3" (3.43m x 2.82m)



Dormer window to front, fitted carpet, ceiling light fitting.

OUTSIDE



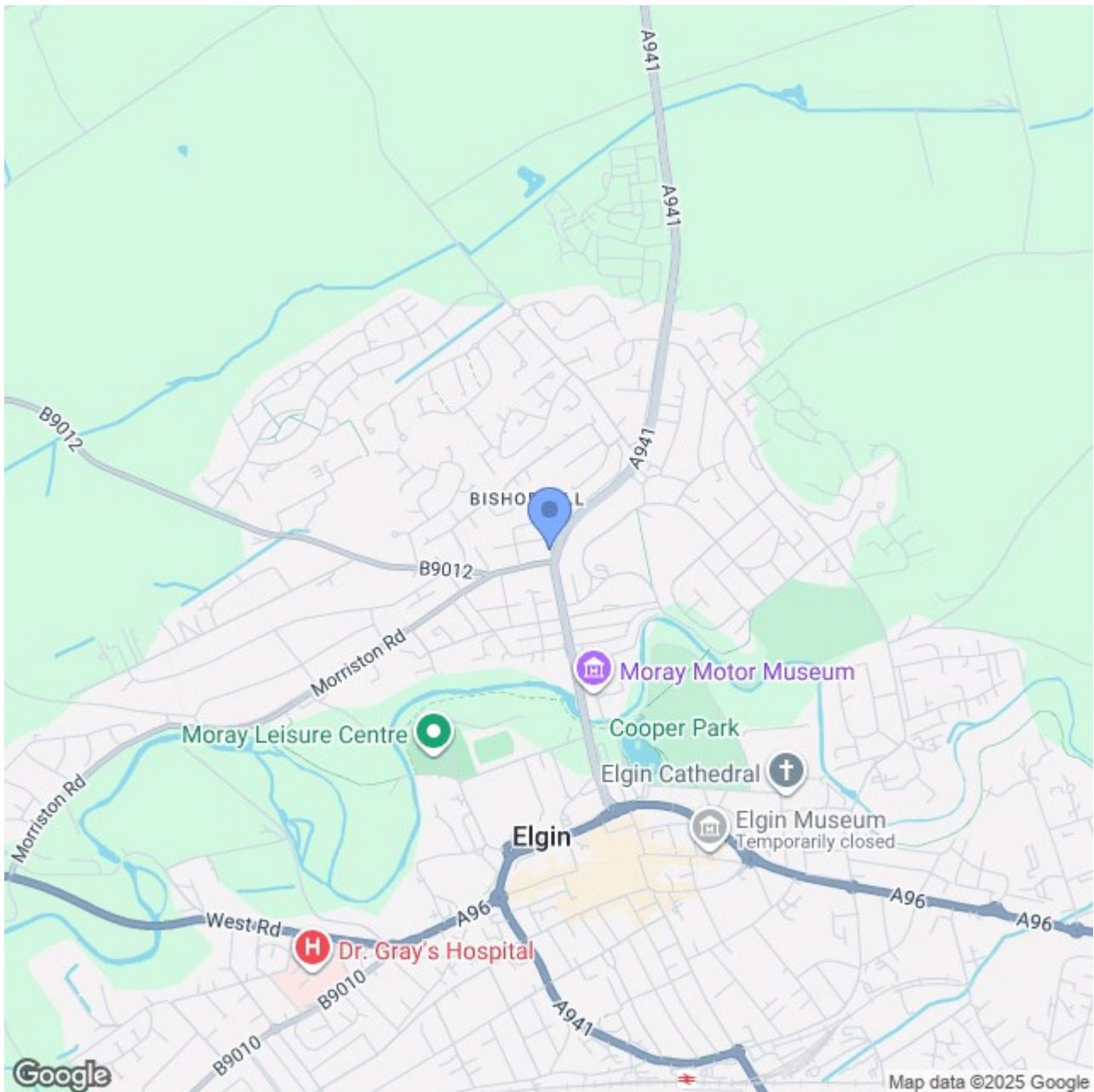
There is a substantial garden to the rear which has been grassed & bordered with mature shrubs, wooden shed.

NOTES

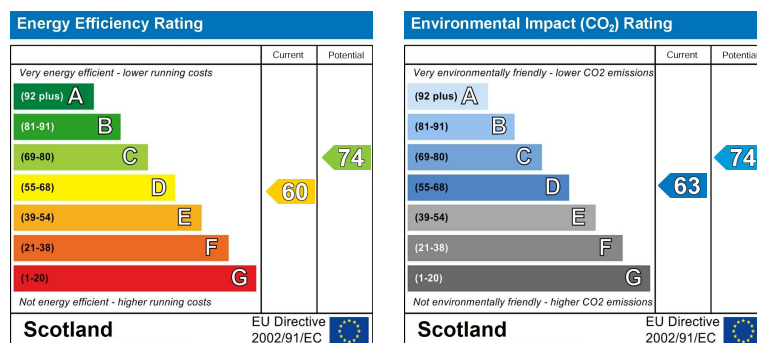
Included in the asking price is all carpets and fitted flooring coverings, all light fittings, all bathroom fittings, the washing machine & microwave in the kitchen and the wooden shed in the garden.

For viewings please contact selling agent on 01343 555 150

Area Map



Energy Efficiency Graph



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