

16 SPINDRIFT PARK HOMES, SPINDRIFT, NAIRN IV12 5SH

Fixed Price £150,000



A fantastic opportunity to purchase this contemporary, and cost effective two bedroom park home, set in the peaceful semi-rural setting of Spindrift Park on the Southern outskirts of Nairn.

R&R Urquhart LLP



Situated in the exclusive Spindrift residential park approximately 2 miles South of Nairn. The park occupies a limited number of park homes and retains much of the open space and views over the fields and countryside.

The property offers the opportunity to purchase the property, and move straight in having the benefit of the furniture and appliances being included.

With a fantastic open-plan kitchen and living accommodation benefitting from a number of windows, and French doors leading onto the decking. This allows plentiful natural daylight to flood in, together with taking in the fantastic views over open fields.

The lounge, decorated in neutral tones and bathed in natural daylight through South facing French doors also features a contemporary electric fire creating a focal point.

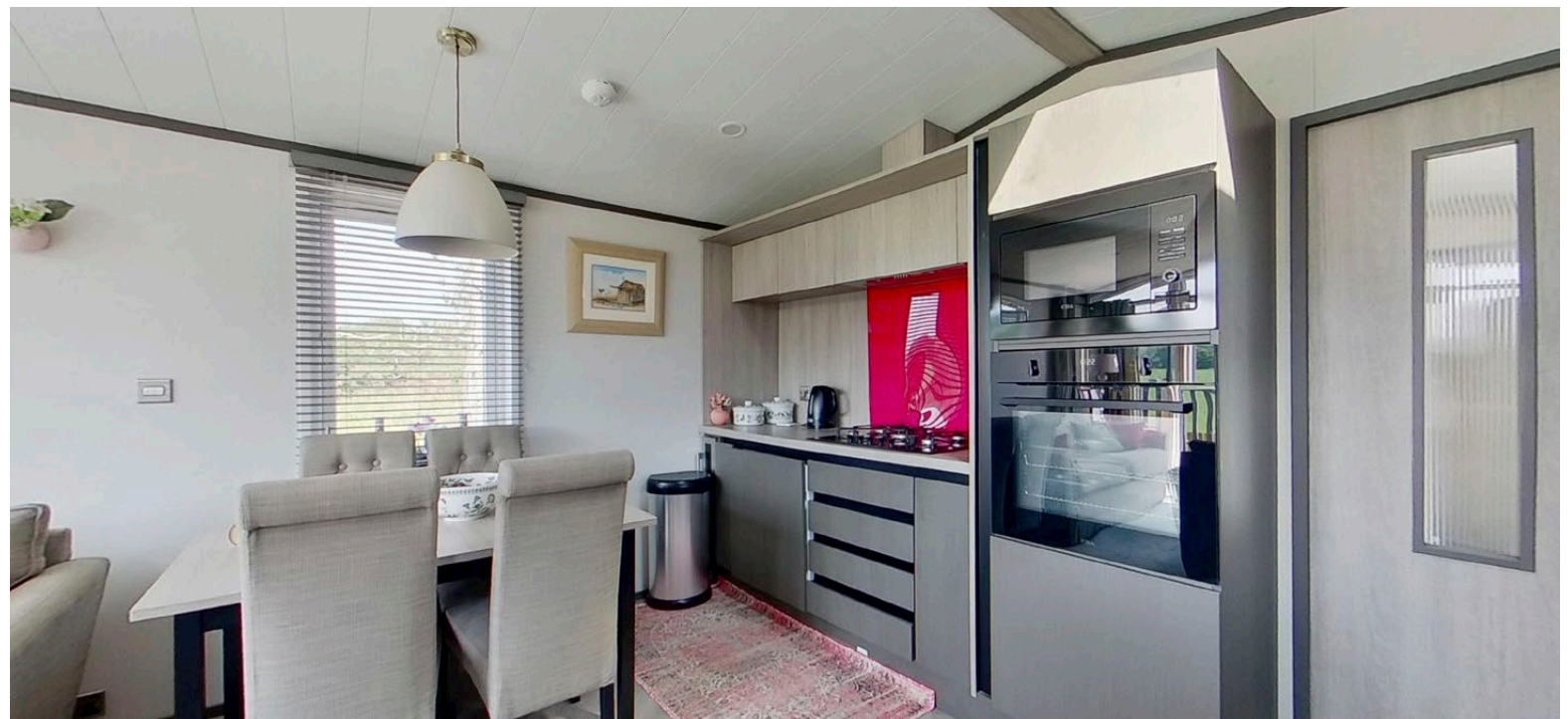
The well-appointed sleek and contemporary kitchen incorporates a dishwasher, washing machine, fridge, freezer, 5 burner gas hob, electric oven, extractor hood, and microwave. There is also space for a dining table and chairs.

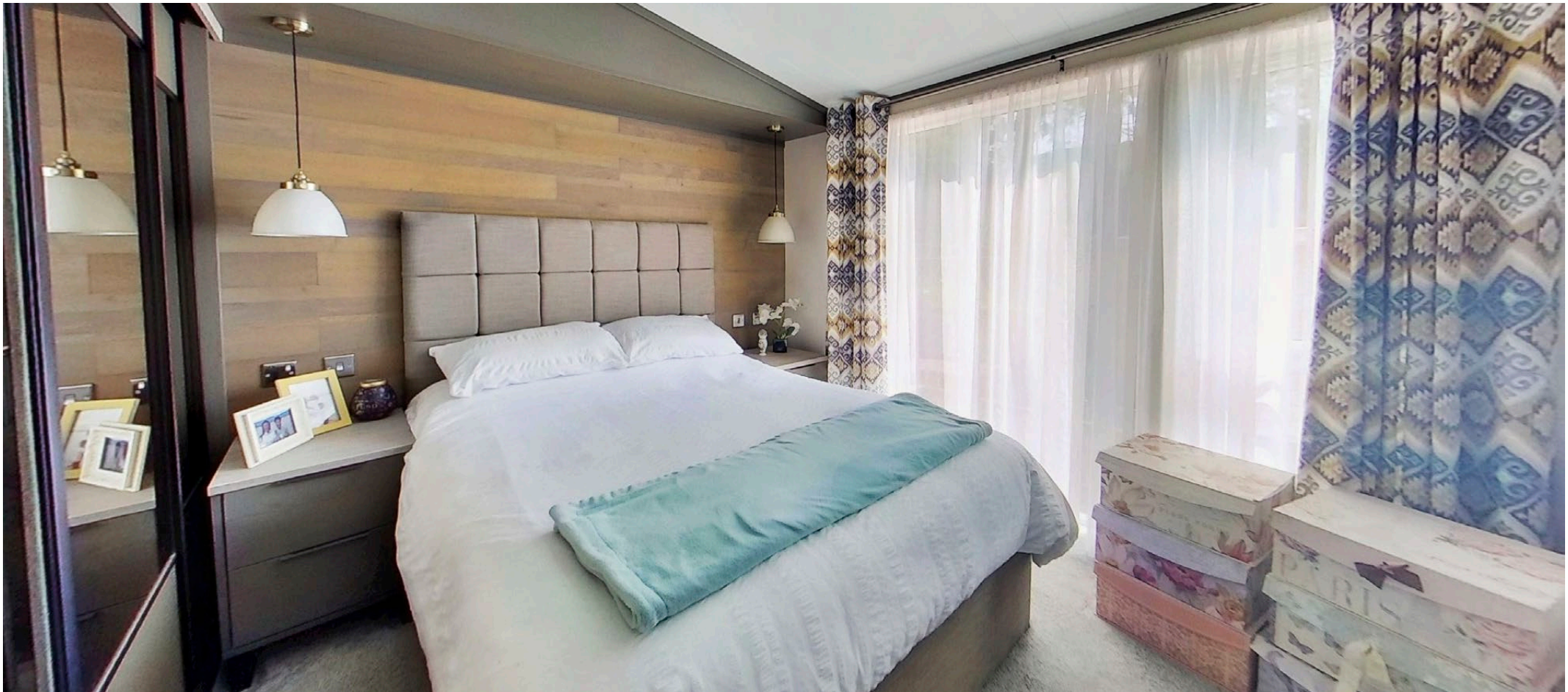
A hallway leads to two bedrooms and a shower room.

The bright and airy master bedroom benefits from a cleverly concealed en-suite shower room, whilst a walk-in wardrobe adjacent provides excellent storage, whilst wall-to-wall glazing allows a flood of natural daylight.

To complete the accommodation is a beautiful guest shower room.

Both shower rooms exude elegance with feature black accessories, warm wooden accents, and both with a domestic shower with an adjustable rainfall showerhead.







Approx. Dimensions

Lounge/Dining/Kitchen	6.05m x 3.86m
Bedroom 1	3.15m x 2.65m
En-suite	2.10m x 1.10m
Bedroom 2	2.46m x 2.20m
Shower room	2.54m x 1.10m

Extras Included

All furniture (except a few items the seller will be taking), fitted floor coverings, blinds, curtains, dishwasher, washing machine, fridge, freezer, 5 burner gas hob, electric oven, microwave.

Heating	Mains gas fired central heating
Double Glazing	uPVC double glazing
Council Tax	Band A
Gas	Mains
Electricity	Mains
Water	Mains
Drainage	Septic tank





The seller does not undertake to accept the highest or any offer and also reserves the right to accept a suitable offer at any time.

Offers

Formal offers in an acceptable legal Scottish form should be submitted in writing.

Closing Date

A closing date by which offers must be submitted may be fixed at a later date. Prospective purchasers are advised to register their interest with selling agents through their Solicitor.

Only parties who have noted an interest formally, through a Solicitor will be advised of a closing date, but notwithstanding, the seller reserves the right to accept an offer at any time without further intimation.

These particulars are provided for the guidance of interested parties only and, while they are believed to be correct, neither their accuracy nor their comprehensiveness is guaranteed and prospective purchasers will require to satisfy themselves on all aspects thereof.

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