



OFFERS OVER £125,000

A fabulous opportunity to own a great end-terraced house situated in the popular Bush development with a large front and rear garden and off road parking. A spacious family home just a short walk from the centre of town, meadows, primary and secondary schools and ferry terminal.

The accessible Isle of Bute in the Firth of Clyde has two car ferry services: Rothesay to Wemyss Bay (with train to Glasgow) and Rhubodach to Colintrave. Joint Campus for pre-school to college (part of University of Highlands and Islands), local hospital, cinema, marina and pontoons, three golf courses, leisure pool, West Island Way for walkers, horse riding and fishing. Businesses, bars, art galleries, shops, cafés and restaurants.

Double Glazing.

Ground Floor - Entrance Hall, Lounge, Dining Kitchen, Bathroom.

Upper Floor - Hall, Three bedrooms.

Exclusive front and rear gardens.

Private Driveway.

EPC Rating: F

Council Tax Band: A

Wm. Skelton & Co

Castle Chambers

49 High Street

Rothesay

Isle of Bute

PA20 9DB

Tel: 01700 505551

Email: estateagency@wmskelton.co.uk

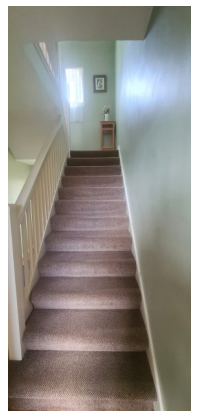
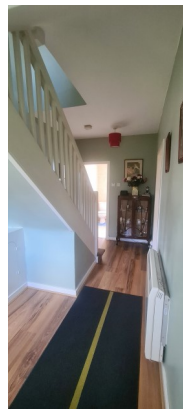


Zoopla.co.uk
Smarter property search

Accommodation

Entrance Hall - 2.08m x 4.54m

Very spacious and bright hallway. Pendant light. Smoke alarm. Cupboard housing electricity meter and switchboard. Laminate flooring.



Lounge - 3.92m x 4.64m

Spacious lounge to front with large double window with view to front garden. Pendant light. Original tiled fire place housing coal effect gas fire. Roller blinds. Laminate flooring. Door to dining kitchen.

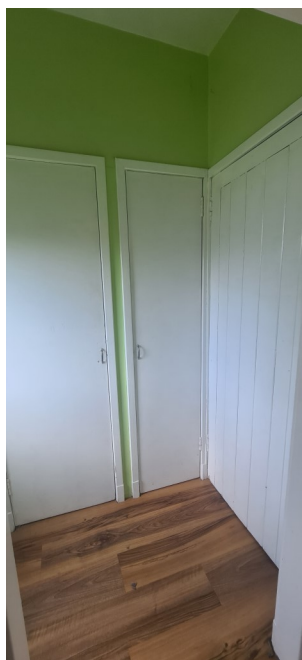


Dining Kitchen - 2.73m x 2.97m

Large bright kitchen to rear with window overlooking the rear garden. Plenty of space for a dining table. Range of base and wall units with contrast worktop. Stainless steel sink unit with drainer and pillar taps. Pendant light. Laminate flooring. Electric cooker. Washing machine and fridge. Door to kitchen recess.

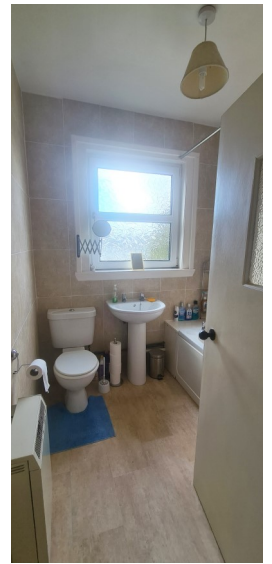
Kitchen Recess - 0.94m x 1.73m

Shelved cupboard (1.07m x 0.51m). Cupboard with hooks (0.54m x 0.50m) and large cupboard (0.92m x 1.56m) with tumble dryer and freezer. Door to rear garden. Laminate flooring. Pendant light.



Bathroom 2.09m x 2.05m

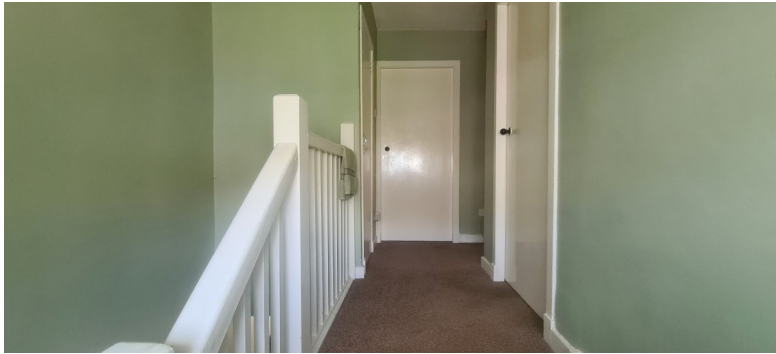
Pendant light. Vinyl flooring. WC. Sink and pedestal with pillar taps. Bath with pillar taps and Dimplex electric shower over bath



Upper Floor

Landing - Hall

Loft access. Pendant Light. Doors to all three bedrooms. Carpet. Shelved cupboard 0.94m x 0.70m.



Bedroom 1 - 4.28m x 3.06m

Large bright bedroom to front overlooking the rear and side garden. Pendant light. Built-in wardrobe. Original tiled fireplace. Carpet.



Bedroom 2 - 3.68m at widest x 3.33m

Spacious bedroom to rear. Pendant light. Built-in wardrobe (0.91m x 1.59m) with hanging rail and shelf. Carpet.



Bedroom 3 - 2.64m x 3.41m

Bedroom to rear. Pendant light. Built-in wardrobe (1.00m x 0.70m) with hooks and shelf. Carpet.

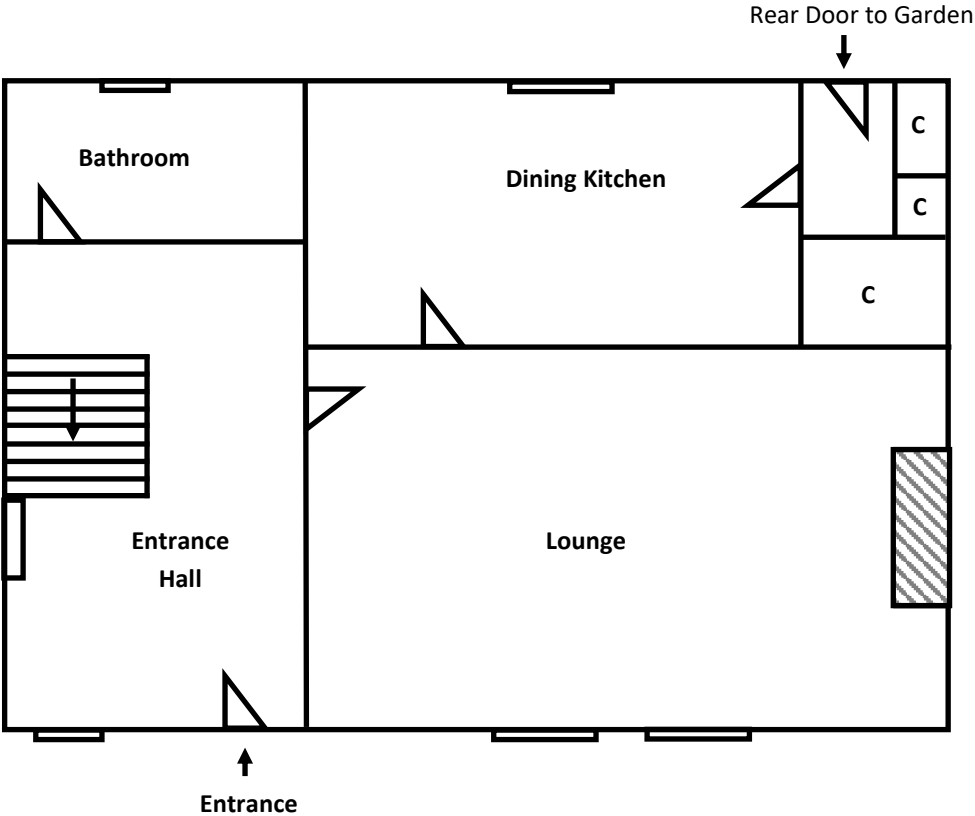


Garden

Brilliant spacious garden with plenty room for a family. Small garden shed.



Ground Floor



Upper Floor

