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Townhouse, Strathspey Hotel Development, Grantown On Spey, PH26 3EL
Fixed asking price £185,000

Contact us on 01479 874800 or visit www.massoncairns.com

solicitors and estate agents

A marvellous two bedroom townhouse set in an exclusive and fully renovated traditional former hotel situated on the pretty High Street in the beautiful Highland town of Granttown on Spey within the Cairngorms National Park. A perfect blend of traditional character and modern amenity features which include well proportioned rooms, high specification contemporary interiors, quality flooring and high levels of sound and heat insulation. The property is terraced and set over two floors with the ground floor comprising of a bright lounge with multi fuel stove, kitchen / dining room with integral appliances and fantastic natural light levels, stylish shower room and the first floor enjoys two double bedrooms with integral wardrobe space. Outside there is a private garden and a parking space in addition to bike and bin stores. This rarely available and beautifully refurbished home of character includes a mixture of engineered oak and luxurious carpet flooring and would suit a variety of purchasers with completion is anticipated this summer.

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Grantown On Spey

Situated within the Cairngorms National Park Grantown is the Capital of Strathspey and a leading tourist resort. It has a fine shopping centre, first class hotels and guest houses, Primary and Grammar schools offering education to university entrance standard, Cottage Hospital and Health Centre. Sporting facilities include 18 hole golf course, superb leisure centre with 4 court sports hall, climbing wall, fitness suite and 20m pool, excellent Salmon and Trout fishing in the River Spey and other waters, 8 tennis courts, bowling green, children's recreation park and forest walks through Grant Park. There are many places of interest to visit in the area with Grantown being the gateway to the Malt Whisky Trail. The Grantown Heritage Centre is open through the summer and Highland Games are held at different venues throughout the Spey Valley. Within easy reach are the Cairngorm Mountains for winter sports facilities and hill walking. The sandy beaches of the Moray Firth are also close by. Other distances from Grantown on Spey - Aviemore 15 miles; Elgin and Inverness 34 miles; Aberdeen 80 miles; Perth 95 miles.

Overview

There are three properties available within this beautiful development, a two bedroom ground floor apartment, a one bedroom first floor apartment and a two bedroom town house. All three properties are in the process of being renovated with engineered Oak and carpet flooring included, these luxurious properties are available for reservation.

One Bedroom First Floor Apartment - Fixed Price £105,000

Two Bedroom Ground Floor Apartment - Fixed Price £145,000

Two Bedroom Town House - Fixed Price £185,000

Entrance Hall

Double doors open at the front into the entrance hall and a further door provides access to the lounge. There is a generous cupboard providing excellent storage and stairs lead up to the first floor.

Lounge

4.77m x 5.02m 15'8" x 16'6"

A cosy lounge enjoying a window to the front looking out over the pretty High Street centred around a homely multi fuel stove creating the perfect place to sit and unwind after a hard days work.

Kitchen / Dining Room

3.4m x 5.37m 11'2" x 17'7"

The stylish modern kitchen with integral appliances has been individually designed to maximise both workspace and storage and with a spacious dining area it is the perfect place to gather together to cook, chat and eat. Two windows to the rear allows in fantastic natural light and provides views of the private rear garden and there is access to the shower room.

Shower Room

2.0m x 2.0m 6'7" x 6'7"

Contemporary sanitary ware is provided in white and will be complemented with stylish taps and fittings.

Rear Hall

The rear hall is accessed from the kitchen / dining room and provides entry out into the private rear garden.

Landing

Stairs lead up to the light and airy landing where a door provides entry to the bedrooms. A window to the front allows excellent levels of light and views of the lovely well kept High Street.

Bedroom One

3.76m x 2.42m 12'4" x 7'11"

A light double bedroom enjoying a window to the rear overlooking the private garden and benefitting from an integrated wardrobe providing great hanging and shelved storage.

Bedroom Two

3.74m x 2.60m 12'3" x 8'6"

Another comfortable double bedroom with a window overlooking the rear garden which enjoys an integrated

wardrobe allowing good shelving and hanging storage.

Attic Store

Accessed from the landing, the attic space offers an extremely spacious place for all of your storage needs and two dormer windows to the front allow in lovely natural light.

Basement

Accessed from the private garden, this spacious basement offers great storage for sports and gardening equipment.

Outside

The town house is complemented by a private courtyard garden to the rear and benefits from communal parking, bike store and bin store.

Services

It is understood that the property has mains water, drainage, electricity and benefits from an efficient electric wet central heating system.

Home Report

As this is a newly converted property there is no requirement for a home report.

Entry

Anticipated July 2020

Price

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Viewings and Offers

Viewing is strictly by arrangement with and all offers to be submitted to:-Masson Cairns

Strathspey House

Grantown on Spey

Moray

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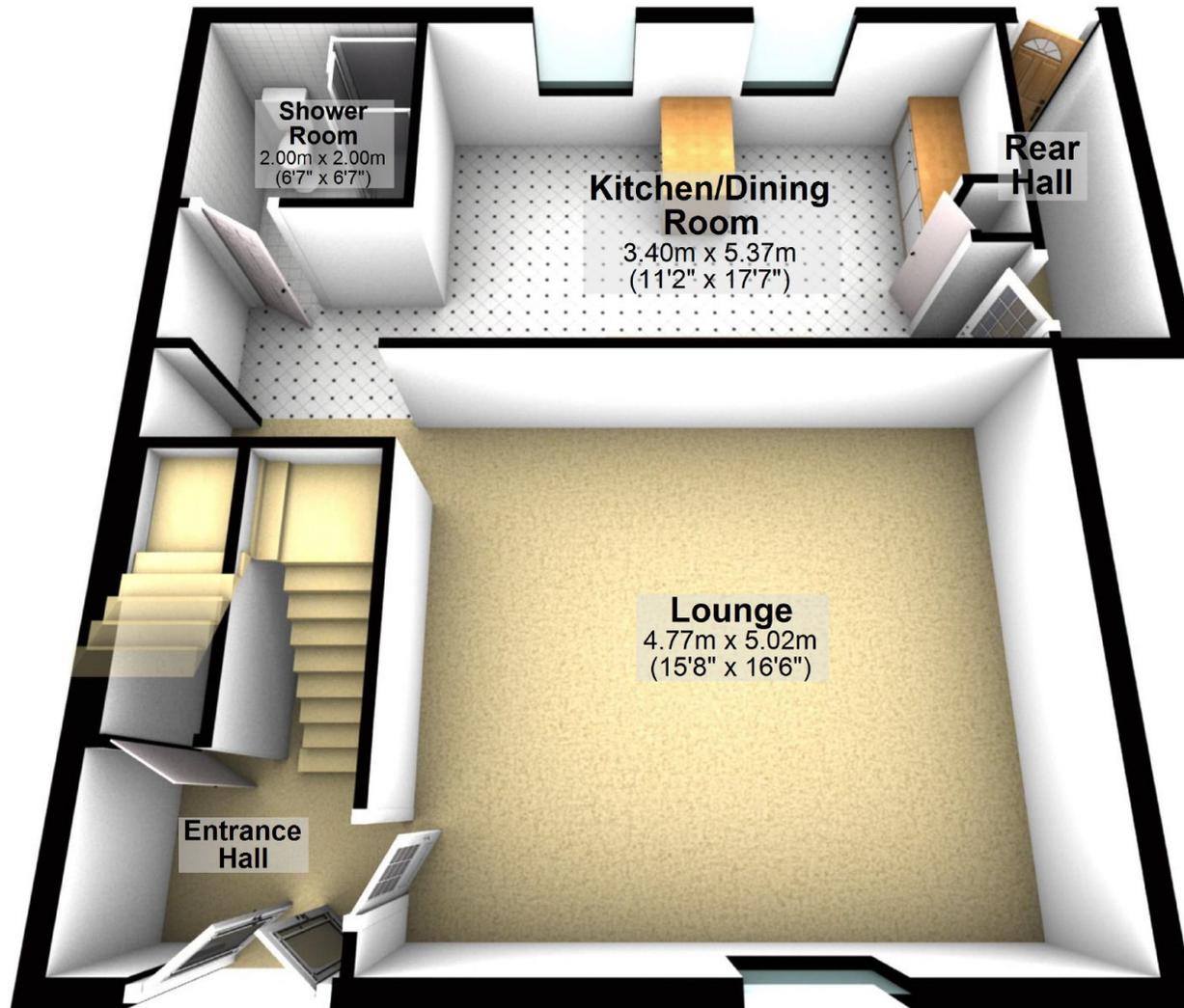
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Town House Ground Floor



Plans not to scale, for illustration only



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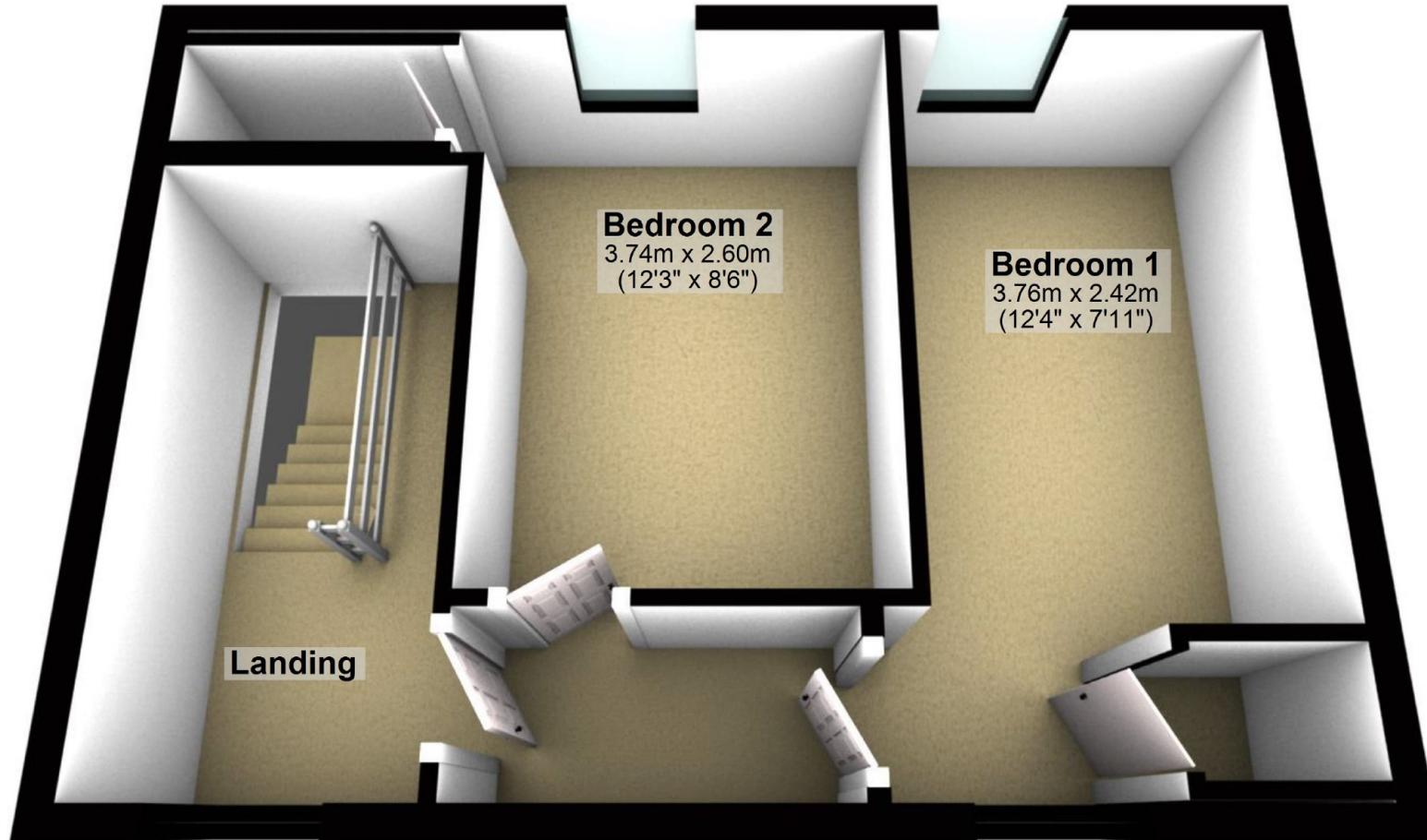
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Town House First Floor



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