



6 Gilbert Street, Inverness, IV3 8HD

Offers Over £92,000

- First Floor Flat over Two Floors
- Entrance Hall
- Lounge
- Kitchen
- Two Bedrooms
- Bathroom
- Ample Storage
- Double Glazing
- Gas central Heating
- Communal Parking
- Storage Shed
- Shared Drying Green
- Convenient Central Vicinity
- Riverside Location
- EPC Rating C



01349 865125

middletonross.co.uk

REF 23
HSPC 61511

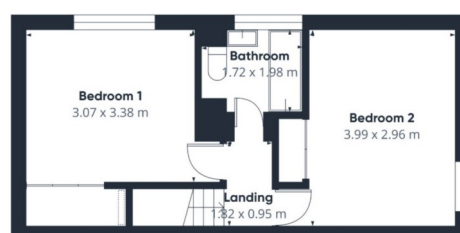
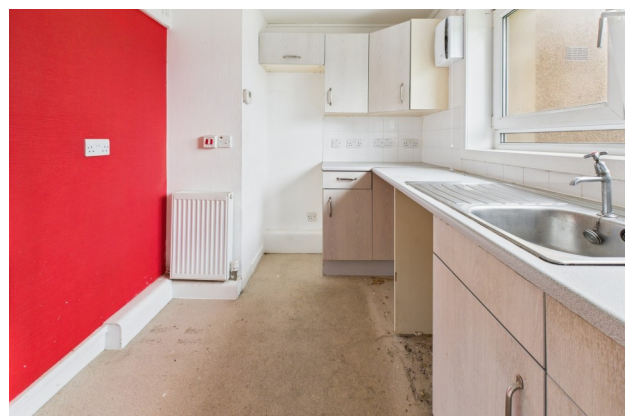


This first floor flat occupies two floors and is in a very convenient location within walking distance of the city centre and close to all the amenities the city has to offer. Just few minutes on foot over Waterloo Bridge will take you straight into the City where you will find a wide range of National Supermarkets, shops, leisure facilities, restaurants, bars, Eden Court Theatre and entertainment venues. The bus and railway station are located in the city centre, the airport is 8½ miles distant. Primary and Secondary schooling are both available nearby.

The apartment benefits from well appointed rooms, plenty of storage space, a secure entry system there is shared parking and a storage shed. The flat has gas central heating and it is double glazed. The house would now benefit from some updating & redecoration and on completion would be a great starter home or an ideal buy to let opportunity.

Directions: From the Shore Street Roundabout, leave the roundabout on to Waterloo Place and go over the bridge, take the first left immediately after the bridge. The flats are the second block on the right.

What3words app **///best.faces.shave**



Second Floor



First Floor

Services: Mains electricity, gas, water & drainage.

Council Tax— A

To arrange a viewing call Middleton Ross on 01349 865125

HSPC Out of Hours 01463 231173

Monday to Friday 8am - 9am & 5pm - 11pm

Saturday 8am - 11pm & Sunday 8am - 11pm

or Email: property@middletonross.co.uk

Whilst the foregoing particulars are believed to be correct they are issued for the guidance of interested parties only. Measurements in particulars are only approximate and floorplans are indicative only and not to scale. The sellers do not bind themselves to accept any or the highest offer. The sellers reserve the right to accept a suitable offer at any time without setting a closing date. A closing date for offers may be fixed and prospective purchasers are advised to have their interest noted through their solicitor to the selling agents. Any formal offer should be made in writing through a Scottish solicitor, sent to our Dingwall office and emailed to property@middletonross.co.uk.

Carpets and curtains are included in the sale price. The mention of services does not imply that they are in full and efficient working order.



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