



**44 Maxwell Drive,
Dalneigh,
Inverness, IV3
5EX**

Offers Over £180,000



Fantastic opportunity to purchase a two-bedroom semi-detached villa on the West side of the river enjoying a convenient location close to Inverness city centre, schools and local amenities, the property presents an excellent opportunity for first time buyers, young families, downsizers or investors alike. The bright, open lounge/diner benefits from a large front-aspect window that floods the space with natural light and offers a pleasant outlook over the front of the property with enough space for a small dining table and chairs. There is a deep built in cupboard that provides generous storage.

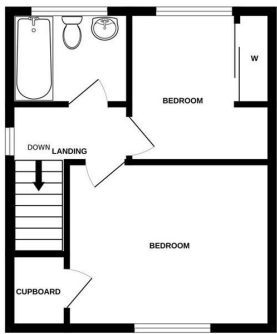
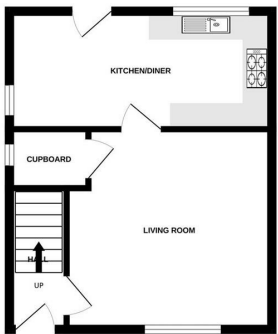
The kitchen is well equipped with an integrated oven, gas hob, extractor fan, fridge and freezer, along with designated space for both a washing machine and a dishwasher.

Upstairs, there are two well proportioned double bedrooms, one featuring a large built in cupboard and the other fitted with triple wardrobes. The family bathroom completes the accommodation and includes a shower over the bath.

The property enjoys double glazing to the front and single glazing to the rear, and benefits from gas central heating throughout.

Outside, the generous rear west facing garden is fully enclosed and beautifully established with mature trees, shrubs and planting. A well positioned patio area offers an ideal spot to enjoy the sun. The front garden is chipped to allow off street parking for several cars, with a timber garage providing additional convenience.

- Spacious 2-bedroom semi-detached villa in prime location
- Lounge/diner, kitchen, 2 double bedrooms, bathroom
- Compliant with current letting legislation
- Enclose rear garden, off street parking, timber garage
- Close to local amenities, schools, River Ness and Eden court
- EPC Band D



Extras: All fitted floor coverings, fixtures and fittings, including all light fittings. Curtain poles and window blinds. Integrated appliances include the gas hob, electric oven, extractor, fridge and freezer

Services: Mains gas, electricity, water and drainage. Telephone and fibre broadband.

Council Tax: B

Floor Area: 721.18 sq ft

Date of Entry: To be mutually agreed

Viewing: Don't delay – get in touch with Tailormade Moves today to arrange a viewing

The Greenhouse Beechwood
Business Park
Inverness
Highland
IV2 3BL

E: info@tailormademoves.co.uk
T: 01463 233218

