

**21
Swanson Street
Thurso**

**Offers Over
£225,000**



- 4 Bedrooms
- Central town location
- Recent renovation
- Semi-detached town house
- Very close to beach
- Private garden

This 4-bedroom semi-detached house in the heart of Thurso offers a unique blend of modern comfort and traditional charm. Boasting a complete renovation both inside and out, its attractive Caithness stone facade exudes character while ensuring durability. The interior has been meticulously redesigned to provide spacious and contemporary living spaces, is neutrally decorated and in walk in condition. There are four bedrooms with one having an en-suite, a shower room, bathroom, lounge and a spacious kitchen/diner. Outside is a private rear garden with a gated driveway and wooden decked patio. The property's proximity to shops ensures convenience for daily errands and amenities and is also just a minute's walk from the seafront. Overall, this renovated house presents a wonderful opportunity to experience the charm of Thurso living combined with modern comforts and convenient access to local amenities. Mains gas central heating (underfloor heating on the ground floor) and double glazed throughout.

Council tax band C and Energy Performance rating C. Home Report and virtual tour through the Pollard Property website, www.pollardproperty.co.uk

what3words: ///stages.clever.scooters

**Hall 9' 10" x 6' 7" (3m x 2m)**

The half glazed front door opens into a wide, bright hallway that is carpeted, underfloor heated and neutrally decorated. It has a staircase with an oak banister going up to the first floor landing and doors opening into the lounge, bedroom 4, shower room and a wall opening to the kitchen/diner. Under the stairs is a very large cupboard that is ideal for storage.

Lounge 16' 5" x 11' 6" (5m x 3.5m)

A half glazed door opens into the lounge that is carpeted and neutrally decorated. There is underfloor heating and a window overlooking the front of the property.

Bedroom 4 11' 2" x 9' 10" (3.4m x 3m)

A handy ground floor bedroom that is carpeted, has underfloor heating and neutrally decorated. There is a corresponding window similar to the one in the lounge.

Shower Room 7' 3" x 5' 11" (2.2m x 1.8m)

A modern internal shower room with vinyl flooring, underfloor heating and neutral decoration. The walk in shower has a mains shower with dual raindrop / hand held showerheads and wet wall splashback. There is a white pedestal wash hand basin and toilet with a facility above the wash hand basin for an illuminated mirror. A chrome heated towel rail and ceiling extractor fan completes the room.

Kitchen/Diner 15' 9" x 9' 2" (4.8m x 2.8m)

The spacious kitchen/diner has vinyl flooring, underfloor heating and neutral decoration. This bright room has a window, French doors and an external side door that access the rear garden. The newly fitted kitchen has wall and floor units with a faux wood worktop, integrated electric oven, ceramic 4 burner hob and overhead extractor hood. There is plumbing for a washing machine and tumble dryer and space for a fridge freezer. At one end of the kitchen there is plenty of room for a table and seating for 4 people.

Landing 16' 5" x 10' 2" (5m x 3.1m)

The large landing is carpeted, neutrally decorated and has daylight streaming in from 2 windows. There are doors leading into bedrooms 1, 2 and 3, bathroom, storage cupboard and a ceiling hatch accesses the loft space. At the top of the landing there is substantial space for a study.

Bedroom 1 16' 5" x 12' 6" (5m x 3.8m)

The large, airy king sized bedroom has dual aspect windows with partial views of the sea. It is neutrally decorated and carpeted.

Bedroom 2 10' 2" x 10' 2" (3.1m x 3.1m)

A well proportioned double bedroom that is carpeted, neutrally decorated and has a window overlooking the front of the property. A door opens into the shower en-suite.

Bedroom 2 en-suite 8' 2" x 5' 3" (2.5m x 1.6m)

A delightful modern internal shower room that has a similar design as the shower room on the ground floor. There is a walk in shower with a wet wall splashback, a mains shower with dual raindrop and hand held shower heads. A white toilet and pedestal wash hand basin complement the room. Above the wash hand basin is the facility to attach an illuminated mirror and a chrome heated towel rail and ceiling extractor fan completes the room.

Bedroom 3 12' 2" x 10' 10" (3.7m x 3.3m)

Another attractive, neutrally decorated double bedroom that is carpeted. It has a window overlooking the rear of the property and benefits from views of the sea.

Bathroom 7' 7" x 6' 3" (2.3m x 1.9m)

The contemporary bathroom has a vinyl floor, neutral decoration, a white bath with wet wall splashback, toilet and a wash hand basin inset a vanity unit. Above the wash hand basin has a facility to fit an illuminated mirror and there is a large window overlooking the side of the property.

Garden

A sheltered, private walled garden has a double gate and is a great suntrap. It is hard landscaped that incorporates a tarmacked drive, wooden decking and grey chipping areas.

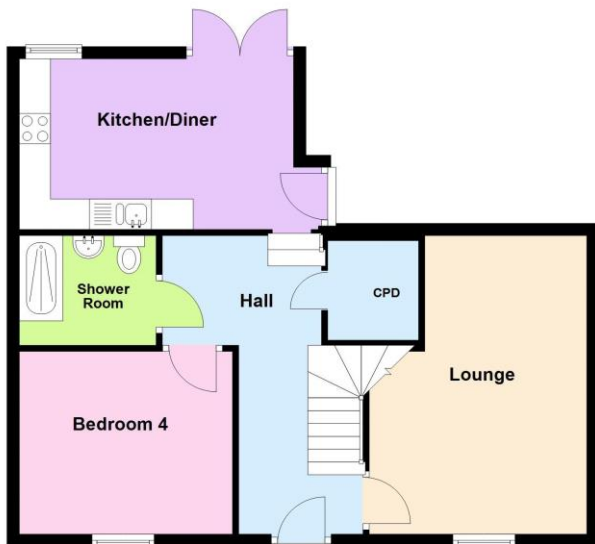
All the carpets are included the sale.

Please call Pollard Property on 01847 894141 to arrange a viewing.





Ground Floor



First Floor



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