



Greenbank Thurdistoft Castletown

Offers over
£265,000



- 3 Double bedrooms
- 2 Reception rooms
- Detached garage/workshop
- Detached bungalow
- Large bespoke kitchen
- Rural location

This 3-bedroom detached bungalow in Thurdistoft presents a rare opportunity for potential buyers. Nestled in a scenic rural location, it offers tranquility and picturesque surroundings. One of its prime advantages is its proximity to Castletown village, a vibrant community with essential amenities such as a primary school, shops, and a doctor's surgery. It is only 6 miles away from Thurso and 15 miles from Wick, ensuring easy access to larger towns for additional services and amenities. For nature enthusiasts and beach lovers, the stunning Dunnet Bay is within close reach. With 2 miles of golden sand, Dunnet Bay serves as a haven for surfers and beach enthusiasts, providing recreational opportunities and breathtaking coastal views.

The property layout is: vestibule, hall, lounge, kitchen/diner, utility, snug, WC, bathroom, 3 double bedrooms with one having a shower en-suite.

Oil central heating and double glazed throughout. Council tax band D and Energy Performance rating D. Access a Home Report and virtual tour through the Pollard Property website, www.pollardproperty.co.uk

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**Vestibule** **8' 6" x 5' 5" (2.6m x 1.65m)**

Enter via a front door with stained glass panels into a wide vestibule. It has a vinyl floor threshold and engineered oak flooring. Double half glazed internal doors open into a bright hallway.

Hall **15' 1" x 5' 5" (4.6m x 1.65m)**

A neutrally decorated hall that is carpeted and has engineered oak flooring. It has double doors to the vestibule and doors opening into the kitchen/diner, WC, bathroom, 3 double bedrooms and 2 cupboards. A ceiling hatch opens into the loft space.

Kitchen/Diner **23' 4" x 18' 4" (7.1m x 5.6m)**

A stunning, spacious kitchen/diner that has dual aspect windows overlooking the garden and rural countryside, which flood the room with natural daylight. It is neutrally decorated with an engineered oak floor and doors opening into the lounge, utility room and hall. The bespoke kitchen has off-white floor and wall units with solid wooden worktops that incorporate pop up power points and plinth lights. There is a range cooker inset an inglenook that has a gas hob and electric ovens and overhead extractor hood. A large kitchen island has a glass shelf and a breakfast bar that can easily seat 4 people. There is space for an American style fridge freezer, a wine cooler and plumbing for a washing machine, tumble dryer and dishwasher. The room can easily allow a dining table and seating for 6 people.

Lounge **19' 8" x 14' 5" (6m x 4.4m)**

A very spacious, neutrally decorated room that is carpeted and has a big bay window. This bathes the room in natural daylight and has views of the countryside and sea.

Utility room **8' 6" x 7' 7" (2.6m x 2.3m)**

A handy room that houses the oil boiler and has floor and wall kitchen units in a wooden style and faux green marble worktop. There is a built in double cupboard, engineered oak flooring and doors leading into the kitchen/diner, snug and an external door with an additional fly mesh screen door. A window overlooks the garden and provides the room with plenty of natural light.

Snug **13' 1" x 10' 2" (4m x 3.1m)**

A well presented room that is neutrally decorated with a laminate floor. It has diamond shaped lattice windows overlooking the garden, sea and car port.

WC **6' 11" x 2' 11" (2.1m x 0.9m)**

Accessed from the hall, this useful room has engineered oak flooring and a frosted window. There is a white toilet and wash hand basin.

Bathroom **11' 6" x 5' 11" (3.5m x 1.8m)**

A large bathroom with a wooden floor, tongue and groove ceiling, frosted window and heated towel rail. It has a Victorian style white bathroom suite of toilet, pedestal wash hand basin and a roll top bath with a combination telephone taps/shower attachment.

Bedroom 1 **14' 9" x 8' 2" (4.5m x 2.5m)**

A bright, spacious double bedroom that is carpeted and has 2 windows overlooking the garden. An archway with privacy curtains opens into the en-suite.

En-suite **9' 6" x 8' 2" (2.9m x 2.5m)**

A very large shower en-suite that has a tiled slate floor, frosted window and built in double cupboard with wooden sliding doors. There is a corner shower cubicle with an electric shower and wet wall splashback which continues along the wall to the white toilet. On the opposite wall is a white pedestal wash hand basin.

Bedroom 2 **11' 10" x 11' 6" (3.6m x 3.5m)**

A bright, well proportioned double bedroom that is neutrally decorated and carpeted. It has a large window overlooking the garden and a built in double wardrobe with wooden sliding doors.

**Bedroom 3** **11' 10" x 9' 2" (3.6m x 2.8m)**

Another large double bedroom with a big picture window overlooking the garden and rural landscape. It has a built in double wardrobe with wooden louvred doors.

Garage/workshop **35' 5" x 19' 8" (10.8m x 6m)**

A large wooden detached building that has wooden double garage doors, side entrance single door to workshop, multiple windows and a pitched roof. The workshop has a staircase going up to a first floor. Attached to the rear of the building is a smaller shed.

Garden

A large triangular shaped wraparound garden that has a mixed boundary of wire fence, hedge and Caithness stone dyke wall. The very big drive is gravelled and runs along the side of the house, in front of the detached garage and car port. The remainder of the garden is laid to lawn.

All carpets, curtains and blinds are included in the sale.

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





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