



Ground Floor Flat
3 Craignethan, Mountstuart Road, Isle of Bute
offers around £160,000

Hannay Fraser & Co



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ESTATE AGENTS



Location & Description

Fabulous opportunity to acquire this modern, ground floor flat within this luxury development, situated in the highly desirable district of Craigmore. The property boasts breathtaking views up Loch Striven, towards the Kyles of Bute and as far as the Ayrshire Coastline.

The property comprises; hallway with two storage cupboards. Generously proportioned lounge benefiting from magnificent sea views from the circular window formation with door leading out to patio area. Modern fitted kitchen situated to the front and benefiting from stunning sea views and comprising base and wall mounted units, electric cooker, tumble dryer, fridge/freezer and washing machine. Two double bedrooms both benefiting from fitted wardrobes and the master having an en-suite shower room comprising shower cubicle with mains operated shower, wash hand basin and WC. The third bedroom is a single however is currently being utilised as a dining room. Bathroom comprising bath with shower over, wash hand basin and WC.

The property further benefits from a door entry system, double glazing, gas central heating, patio area, shared garden, and private parking. The development is also factored.

Measurements

Hallway	4.019 x 4.918m
Lounge	4.779 x 5.115m
Kitchen	2.695 x 4.884m
Master Bedroom	3.329 x 3.359m
En-suite Shower Room	0.977 x 2.560m
Bedroom Two	3.288 x 3.359m
Bedroom Three/Study	2.216 x 3.854m
Bathroom	1.509 x 2.675m

Viewing By Appointment through Hannay Fraser & Co
Council Tax Band D

Whilst we endeavour to make these particulars as accurate as possible, they do not form part of any contract or offer nor are they guaranteed. Measurements are approximate. If there is any part of these particulars that you find misleading or simply wish clarification on any point, please contact our office immediately where we will endeavour to assist you in any way possible.

Telephone Hannay Fraser & Co on 01700 503 112

www.hannayfraser.co.uk

E mail property@hannayfraser.co.uk



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