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Young Robertson & Co.



83 GLAICKBEA, SKERRAY, BY THURSO

Located in a superb setting, south facing and boasting wonderful views over Torrisdale Bay and the surrounding countryside, is this owner occupied registered croft that extends to approximately 1.63 ha (4acres) and includes a three bedroom traditional croft house which is in need of upgrading and modernisation. Accommodation comprises lounge, kitchen and bedroom to the ground floor with two further bedrooms and bathroom to the first floor. Approximately two miles from the popular NC500 route the property would make an ideal family home and there is ample space for further development if required. The croft is fully stock proofed and the garden ground is on a gradient and laid mainly to grass. A perfect and idyllic Highland retreat, a haven for nature lovers, fishers, walkers, beach-goers or for simple relaxation, viewing is highly recommended to appreciate the location and potential this property offers.

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OFFERS OVER £85,000

Hallway **2.66m x 1.87m 8'08" x 6'01"**

Hard wood front door. Original Caithness stone flooring. Stairs to first floor with under stairs storage. Wood lining to walls. Electrics. Coat hooks.

Lounge **3.43m x 3.23m 11'03" x 10'07"**

Window to front. Rayburn with stone surround and wooden mantle. Tiled flooring.

Kitchen **2.63m x 1.82m 8'07" x 5'11"**

Window to rear. Tiled flooring. Stainless steel sink unit with drainer. Double unit at eye level and shelving brackets to wall. Window to rear. Wood lined walls and ceiling.

**Bedroom 1** **3.73m x 3.44m 12'02" x 11'03"**

Window to front. Original wood lined flooring. Open fireplace. Shelving brackets and partial wood lining to walls.

Landing **3.10m x 1.86m 10'02" x 6'01"**

Sky light. Original wood flooring. Partial wood lining to walls.

Bedroom 2 **3.65m x 3.48m 11'11" x 11'05"**

Window to front. Open fireplace. Original wood flooring.

Bedroom 3 **3.73m x 2.82m 12'03" x 9'03"**

Window to front. Open fireplace. Original wood flooring.

Bathroom **3.10m x 1.72m 10'02" x 5'07"**

Free standing cast iron bath. Wash hand basin with mirror above. WC. Partial wood lining to ceiling and walls. Original wood flooring. Skylight.

General Information

The floor coverings, curtains and blinds as fitted are included in the sale. Home Report available from property@youngrob.co.uk.

Council Tax

The subjects are in band A. The Council Tax Band may be re-assessed by the Highland Council when the property is sold. This may result in the Band being altered.

EPC

G

Postcode

KW14 7TH

Entry

By arrangement.

Viewing

By arrangement with our Thurso Office.

Price

Offers Over £85,000 should be submitted to our Thurso Office.

Office Hours

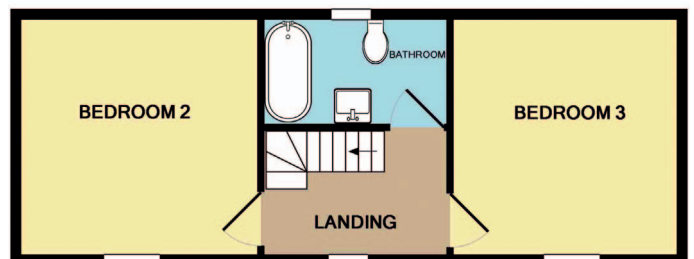
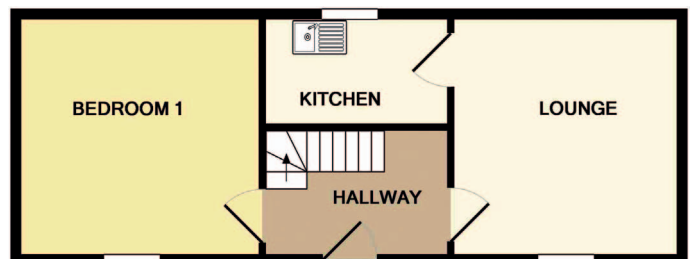
9.15am - 1pm, 2pm - 5pm Monday to Friday.

Location

Skerray itself is a small crofting community located between the villages of Tongue & Bettyhill in the far North-West of Scotland within Sutherland. The area boasts beautiful coastal scenery, forest walks, hill walking, fishing and bird watching. The Borgie hotel is only a 1.7 mile drive from the property and Bettyhill (approximately 9 miles away) and Tongue (approximately 10 miles away) together both offer local schooling to secondary level, swimming pool (Bettyhill), general stores, petrol station and local hotels.

Directions

From the A836 take the turning for Skerray. Continue along this road for approximately 2.5 miles passing the shoreline and graveyard on the right hand side. Continue along following the bend to the left hand side. Continue along and you will see the property up on the right hand side. You can take the first turning to the right hand side after the trees.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

The information set out here is provided for the convenience and guidance of interested parties. Whilst believed to be true and accurate no statement made here or any representation made by or on behalf of the seller is guaranteed to be correct. All measurements are approximate. Intending purchasers should verify the particulars on their visit to the property and note that the information given does not obviate the need for a full survey and all appropriate enquiries.