



**Detached Bungalow**  
**9 Riverside Drive, High Craigmore, Isle of Bute**  
**Offers Around £175,000**

**Hannay Fraser & Co**



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### **Location & Description**

Fabulous opportunity to acquire this spacious, detached, two bedroom bungalow situated on an elevated site and benefiting from sea views. The property is in a quiet residential area of similar styled properties and nestled at the end of a cul-de-sac.

The property comprises; hallway with storage cupboard, impressive lounge with patio doors to the side and a large picture window to the front with excellent sea views, electric fire and surround with access to the dining area. Large open plan kitchen/dining room, the kitchen benefiting from a range of base and wall mounted units, electric hob and oven, dishwasher and space for a washing machine with DG door providing access to the rear, the dining area is light and airy with access to the lounge and a window to the rear of the property. There are two excellent double bedrooms, both benefiting from fitted wardrobes and the bedroom to the front having the added advantage of sea views. The bathroom comprises a separate shower cubicle with electric shower, bath, wash hand basin with vanity unit below and fully tiled walls. Separate WC apartment with WC and wash hand basin.

The property further benefits from double glazing, gas central heating, private patio area and garden ground together with a shared driveway.

### **Measurements**

Hallway	3.008 x 4.595m
Lounge	4.912 x 5.326m
Kitchen/Dining Area	4.056 x 5.303m
Bedroom One	3.496 x 4.983m
Bedroom Two	2.692 x 3.716m
Bathroom	1.873 x 2.497m
WC Apartment	0.980 x 1.504m

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

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**

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