



The Isle of Skye Estate Agency

www.iosea.co.uk

The Isle of Skye Estate Agency

Portree Office: sales@iosea.co.uk

01478 612 683

Kyle Office: kyle@iosea.co.uk

01599 534 555



Burnside, 2 Dunhallin, Waternish, Isle of Skye, IV55 8GH

Offers Over £135,000

Detached Cottage

Elevated Position

Solid Fuel Central Heating

2 Bedrooms

Generous Garden Grounds

Uninterrupted Sea Views

Description:

Burnside is a traditional detached two bedroom cottage set within generous garden grounds in the picturesque crofting township of Dunhallin, Waternish. Occupying an elevated position the property boasts far reaching sea views over The Minch out towards The Outer Hebrides beyond.

Burnside is a traditional cottage, set in an elevated position in the picturesque township of Dunhallin on the Waternish peninsula, offering panoramic views over The Minch and the Outer Hebrides beyond. The property would benefit from modernisation and upon completion would make a lovely permanent home, ideal holiday letting property or second home.

The accommodation within is set out over one level and comprises of entrance porch, lounge, hall, kitchen, shower room and two bedrooms. The property further benefits from UPVC double glazing throughout, solid fuel central heating and generous garden grounds.

Burnside would make a comfortable home or holiday retreat set in a breathtaking position offering panoramic sea views. Viewing is highly recommended to appreciate the setting.



Room sizes

Ground Floor:

Entrance Porch: 1.41m x 1.13m (4'07" x 3'08")

Lounge: 3.94m x 3.39m (12'11" x 11'01")

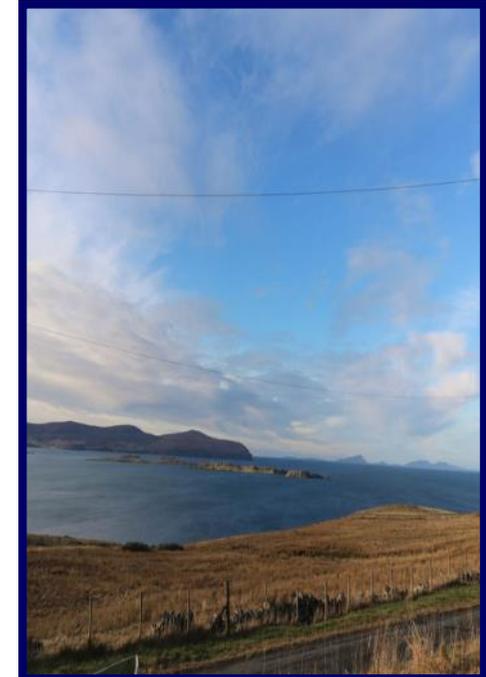
Hall: 2.64m x 0.73m (8'07" x 2'04")

Kitchen: 2.54m x 2.70m (8'04" x 8'10")

Bedroom One: 3.71m x 3.40m (12'01" x 11'01")

Bedroom Two: 2.61m x 2.54m (8'06" x 8'04")

Shower Room: 2.18m x 1.71m (7'01" x 5'07")





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Services:

Mains water and electricity. Drainage to septic tank. Solid Fuel Central Heating.

Council Tax: Band A

EPC Rating:

Band F

Home Report:

Please contact The Isle of Skye Estate Agency.

Viewings:

Strictly by appointment through The Isle of Skye Estate

Entry:

By mutual agreement.

Directions:

From Portree take the A87 towards Dunvegan, continue on this road until you reach the turn off on your right hand side for Waternish. Follow the B886 Waternish road and you will come to the township of Lochbay. At the T junction turn right and follow the township road past Skye Skyns and Waternish Hall. Burnside will be clearly marked on your right hand side after Waternish Hall.

Location:

Dunhallin forms part of the larger area known as Waternish on the north west of the Island and home to one of Skye's oldest hostelries – The Stein Inn. Other local attractions include the award winning 'Skye Skyns' – a working tannery, the Lochbay Restaurant, a dive centre and art galleries. The closest village is Dunvegan some 5 miles away which has good local services including shops, hotels and restaurants and the world famous Dunvegan Castle. The Island's capital is some 21 miles to the south and has all the services and facilities you would expect of a growing town including secondary schooling and a cottage hospital. Primary education is currently offered at Knockbreck school close by.



The Isle of Skye Estate Agency

Portree Office: Bridge Road

Portree
Isle of Skye
IV51 9ER
IV51 9ER

Kyle Office: Main Street
Kyle of Lochalsh
Ross-Shire
IV54 8RD

It is important that if you retain an interest in the acquisition of this property you arrange for your interest to be formally noted to this Agency, otherwise a sale may be concluded on a closing date set without you having been advised.

Every reasonable care has been taken in the drawing up of these particulars for the guidance of interested parties. They are believed to be correct but no guarantee of their accuracy is given and no error or misdescription herein shall annul any sale or be made the subject of compensation by either side. Neither shall these details be deemed to form any part of any contract by either side. Prospective purchasers are advised to take legal advice on the extent and nature of the subjects they propose to acquire.