



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



The Cottage, 7 Struanmore, Struan, Isle of Skye, IV56 8FG.

Offers Over £145,000

Detached Cottage

Private Location

Wood Burning Stove & Electric Heating

One Bedrooms

Generous Garden Grounds

Traditional Features

Description:

The Cottage, 7 Struanmore is a beautifully renovated one bedroom cottage set within generous garden grounds in the rural crofting township of Struan affording widespread views across open croft land.

7 Struanmore is a traditional cottage located in a tranquil and private setting boasting far reaching views across the surrounding croft land. The property has been tastefully and lovingly renovated and restored to create a beautiful cottage which is currently run as a successful holiday let . Great care has been taken to retain many of the original features such as exposed beams, stone work and deep window sills adding to the character and charm of the cottage.

The accommodation is set out over one level and comprises of entrance vestibule, kitchen/living area, bathroom and one double bedroom. The property benefits from double glazing, electric panel heaters and a solid fuel central heating system and is neutrally decorated throughout.

7 Struanmore is a truly charming and characterful property which would make a lovely home or holiday retreat in a secluded setting.

Viewing is highly recommended to appreciate the setting.

Furniture available by separate negotiation.



Room sizes

Ground Floor:

Entrance Vestibule: 1.48m
x 1.39m (4'10" x 4'06")

Kitchen/Living Area: 3.86m
x 3.85m (12'08" x 12'07")

Bedroom: 3.86m x 3.74m
(12,08" x 12'02")

Bathroom: 2.22m x 1.41m
(7'03" x 4'07")





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Services:

Mains water and electricity. Drainage to septic tank.

Council Tax: Band A

EPC Rating:

Band G

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:

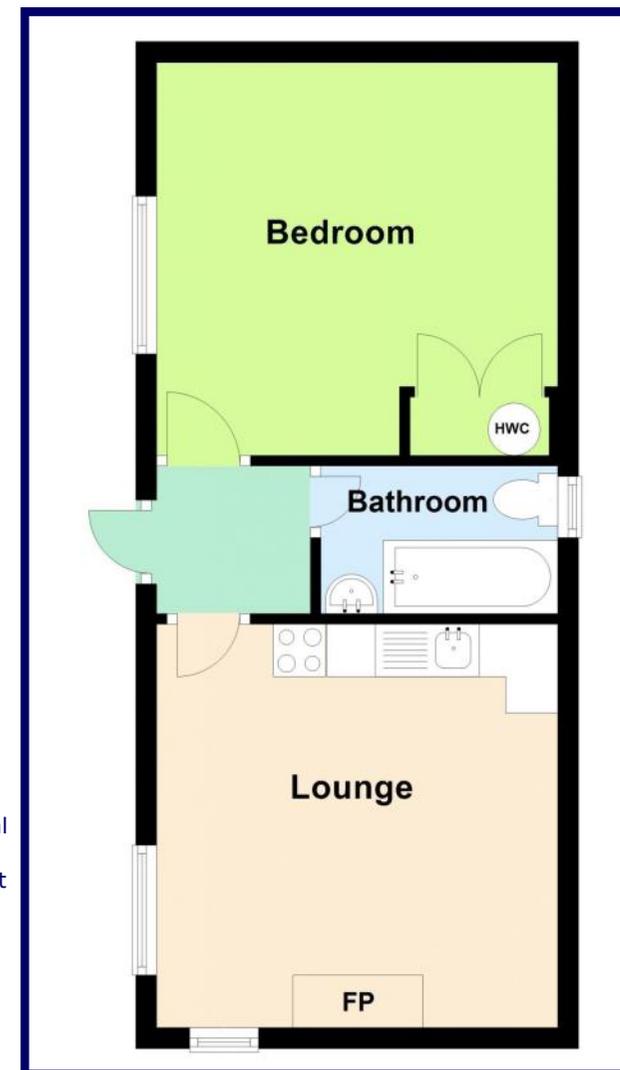
From Portree take the B885 towards Struan and continue on this road, at the junction turn right onto the A863 to Dunvegan. Continue on this road passing through Struan. After you pass the Bog Myrtle Cafe take the first turning on your left hand side for Struanmore. After you cross the cattle grid follow the road to the right, The Cottage will be at the end of the second driveway on your right hand side.

Location:

The township of Struan is located on the west coast of Skye and is adjacent to the A863 which runs from Sligachan to Dunvegan. Struan is a thriving crofting township with a good community spirit and would make the ideal base for a family home. Located on a tourist route it would also make the ideal location for a holiday let with easy access to all areas of the Isle of Skye. Within Struan itself there is a small primary school, garage, sub post office, grocery store, second hand book store with café and outdoor clothing business.

Dunvegan is located some 9 miles to the north with facilities including shops, restaurants, bakers, architects, household store, tourist information and doctor's surgery.

Portree, the islands capital is just 10 miles away benefits from a selection of shops including supermarkets, hotels, restaurants, leisure facilities, a modern medical centre and cottage hospital and secondary schooling.



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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.