



42 Simpson Crescent, Helmsdale, Sutherland KW8 6LE

Offers Over £100,000



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42 Simpson Crescent, Helmsdale, Sutherland KW8 6LE

A 3 bedroom semi detached property located in a residential area of the fishing village of Helmsdale on the east coast of Sutherland. The property comprises a lounge, dining room, kitchen bathroom on the ground floor and 3 bedrooms on the first floor.





ENTRANCE HALL

Entry to the property is the hall with access to the lounge, bathroom and stairs to the first floor with 3 bedrooms. A coat cupboard with the meter board inside.

LOUNGE

5.83m x 3.55m (19'1" x 11'7")

The room has dual aspect windows, an understairs cupboard and newly fitted carpet. A wall mounted electric fire is in place of the blocked up chimney. A door leads through to the dining room.

DINING ROOM

2.39m x 2.82m (7'10" x 9'3")

Set between the lounge and the kitchen is the dining room with side window and newly fitted carpet.



KITCHEN

3m x 2.78m (9'10" x 9'1")

The kitchen has fitted base and wall units, vinyl flooring, kitchen sink and drainer, space for a cooker and washing machine. Exit door to garden

BATHROOM

1.46m x 2.79m (4'9" x 9'1")

The bathroom has a white three piece suite comprising: pedestal wash basin, w/c and bath with overhead electric shower. Vinyl flooring and white tiles on the walls.

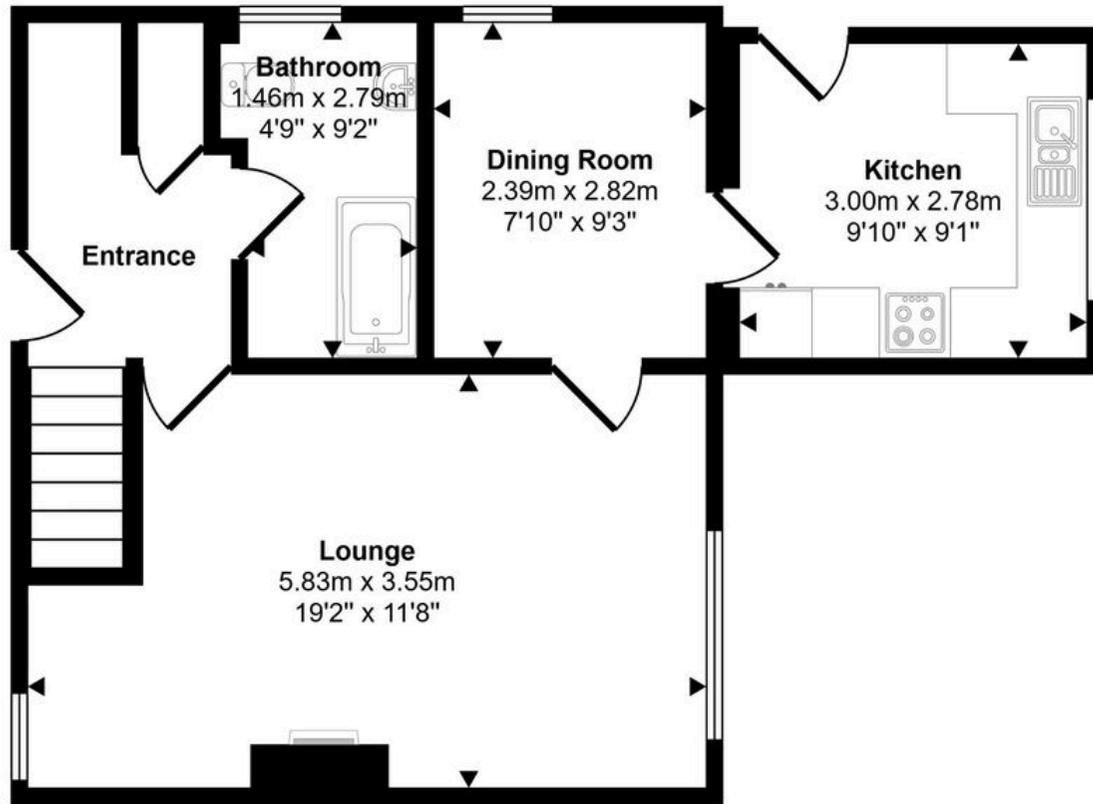
BEDROOM 1

3.47m x 3.68m (11'4" x 12'0")

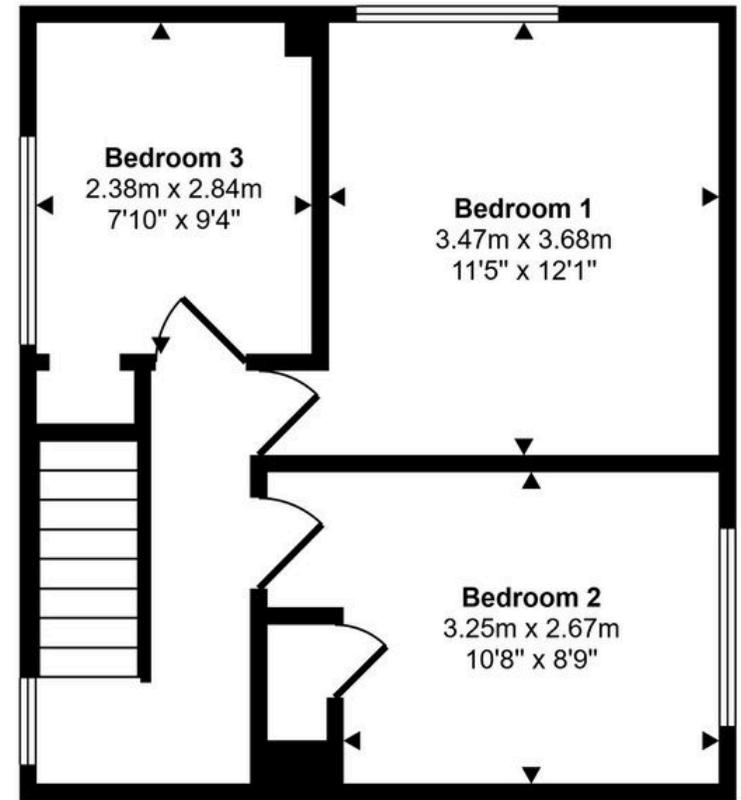
A double bedroom, neutrally decorated and newly fitted carpet.



Approx Gross Internal Area
87 sq m / 934 sq ft



Ground Floor
Approx 48 sq m / 516 sq ft



First Floor
Approx 39 sq m / 418 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.