



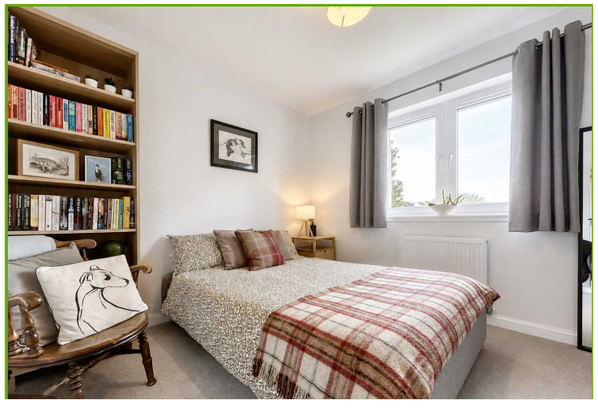












Kenilworth Road, Slackbuie,
Inverness, Highland, IV2

Offers Over: £350,000

Tenure: Freehold

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The Property Ombudsman

Kenilworth Road, Slackbuie, Inverness, Highland, IV2

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Council Tax Band: F
EPC Rating: B

A beautifully presented four-bedroom detached home in sought-after Slackbuie, combining generous proportions with flexible, family-friendly living space.

Entrance Hall
6'6" x 15'4" (1.98m x 4.67m)
A welcoming entrance to the property, providing access to the ground-floor accommodation and staircase leading to the first floor.

Lounge
10'2" x 15'1" (3.1m x 4.6m)
A generous and inviting main reception room offering excellent space for a variety of lounge furniture. Well suited to family living, the room provides a comfortable setting for relaxing and entertaining.

Kitchen/Diner
11'8" x 8'7" (3.56m x 2.62m)
One of the standout features of the home, this spacious and contemporary kitchen is complemented by an extended dining area, creating a superb social space for everyday family life and entertaining. The kitchen provides generous storage and preparation space, while the dining area comfortably accommodates a sizeable table and additional furnishings.

Family Room
9'1" x 8'8" (2.77m x 2.64m)
A valuable second reception room providing excellent flexibility. Ideal as an additional sitting room, children's playroom, home office or formal dining space depending on individual needs.

Utility Room
4'4" x 5'11" (1.32m x 1.8m)
A practical addition to the home providing useful laundry facilities and further storage away from the main kitchen.

WC
4'4" x 5'9" (1.32m x 1.75m)
Conveniently positioned on the ground floor and fitted with WC and wash hand basin.

Landing
Providing access to all four bedrooms and the family bathroom.

Bedroom 1
12' x 9'9" (3.66m x 2.97m)
A generous double bedroom offering excellent space for bedroom furniture and benefiting from the added convenience of its own private en-suite shower room.

En-Suite
8'4" x 4'3" (2.54m x 1.3m)
A modern shower room serving the main bedroom, fitted with a shower enclosure, WC and wash hand basin.

Bedroom 2
9'1" x 10'7" (2.77m x 3.23m)
A well-proportioned double bedroom offering ample room for freestanding bedroom furniture.

Family Bathroom
7'2" x 5'9" (2.18m x 1.75m)
A stylish and well-presented family bathroom fitted with a modern three-piece white suite comprising WC, wash hand basin with fitted vanity storage, and panelled bath with shower above and glazed screen. The bath area is finished with contemporary large-format neutral tiling, complemented by patterned flooring, a wall-mounted mirror and natural light from the window.

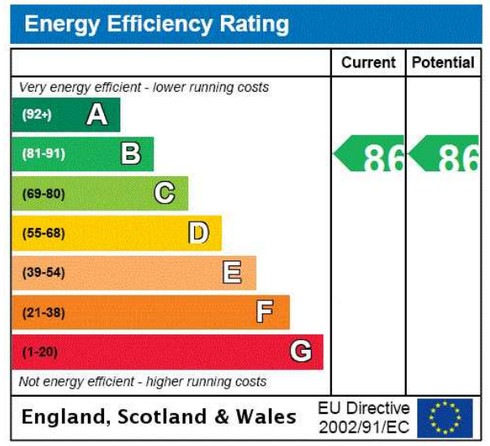
Bedroom 3
11'2" x 9'2" (3.4m x 2.8m)
Another comfortable bedroom with versatile proportions, suitable for use as a double bedroom, children's room or guest accommodation.

Bedroom 4
7'8" x 10'2" (2.34m x 3.1m)
A flexible fourth bedroom which could also provide an excellent home office, nursery or dressing room if required.

We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Your Move.

External
A private enclosed rear garden, offering a low-maintenance outdoor space ideal for families, children or pets. The garden provides a great setting for relaxing, outdoor dining or entertaining with plenty of potential to personalise. A private driveway to the front provides convenient off-street parking for two vehicles.

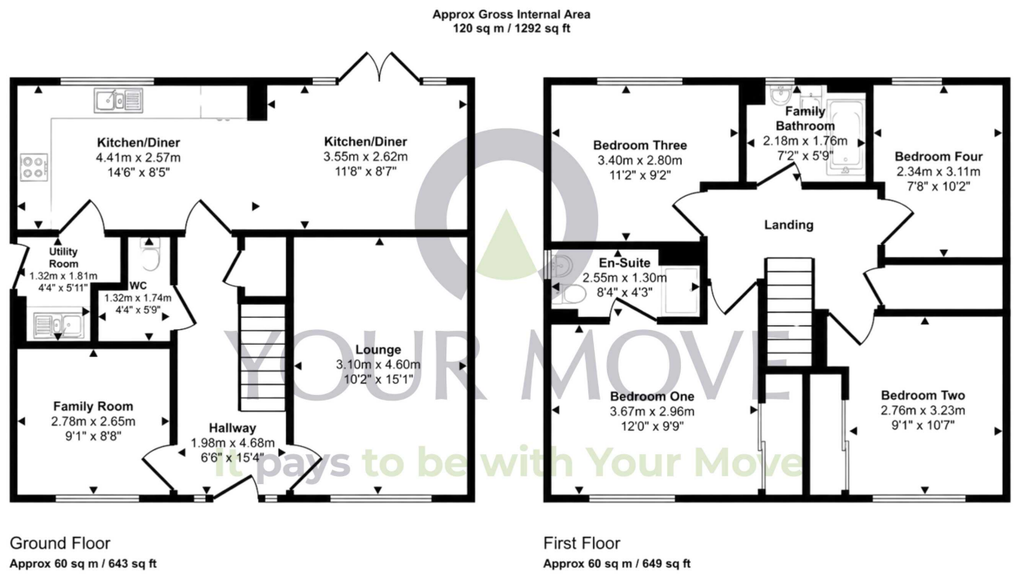
Additional
The home further benefits from gas central heating, double glazing and an impressive EPC rating of B, contributing towards efficient and comfortable modern living. Slackbuie is a well-established and popular residential area on the southern side of Inverness, particularly suited to families and commuters. A range of everyday amenities, schooling and recreational facilities can be found nearby, while Inverness city centre, Raigmore Hospital, Inverness Campus and major transport routes are readily accessible. With its generous proportions, flexible ground-floor accommodation and highly practical family layout, this is an excellent opportunity for buyers looking for a modern four-bedroom home in a convenient Inverness location.



For full EPC please contact the branch.

All Measurements
All Measurements are Approximate.
Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.
Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.

The current owner has advised that factor charges apply. Should you proceed with the purchase of this home, full details should be verified by your solicitor.



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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.