



The Creggans, Blackwaterfoot



Arran
ESTATE AGENTS



Invercloy House, Brodick, Isle of Arran KA27 8AJ
01770 302310 | sales@arranestateagents.co.uk
www.arranestateagents.co.uk

THE CREGGANS, BLACKWATERFOOT

THE CREGGANS IN BRIEF

- Spacious bungalow in quiet elevated location
- Four bedrooms
- Large Garage
- Separate Dining Room
- Near village amenities
- Large garden

Spacious four bedroom detached bungalow situated at Tigh – na – Cachla, a small hamlet of similar properties approximately half a mile from Blackwaterfoot. Stunning views over the Shiskine Valley and the Kintyre peninsula. Well proportioned accommodation with appended garage.

DIRECTIONS

From Brodick pier turn right and proceed through the village taking the B880 road to Blackwaterfoot. Drive through the village of Shiskine and proceed towards Blackwaterfoot passing the row of cottages known as Torr Rìghe and at the end of that straight stretch of road turn left up the track towards Tigh Na Cachla for approximately 250 metres, where you turn left and The Creggans is the second house on the right.

GARDEN

Large slightly sloping garden, extending to approximately a third of an acre is mainly laid to lawn with mature shrubs, borders and hedges. The lawn sweeps around the back of the house and there is paved access around the property.

SERVICES

The Creggans is connected to mains electricity and water, drainage is to a septic tank. Electric central heating supplemented by the living flame gas fire in the lounge. Double glazing throughout.

COUNCIL TAX

The property is banded 'E' paying £1644.06 in 2015/16 including water.

OTHER INFORMATION

The Creggans is approximately half a mile from Blackwaterfoot village centre with its excellent selection of shops and other amenities including the 12 hole golf course, tennis courts, bowling green and beautiful sandy beach.

Local schools are at Shiskine approximately 1 mile away - the secondary school being at Lamlash to which pupils are conveyed daily.



ACCOMMODATION

Access is via steps and sliding patio doors to the entrance vestibule and through to the L shaped hallway.

Bright spacious lounge with triple aspect windows and views over the Kintyre peninsula. It has a focal point fireplace with living flame gas fire.

The kitchen has beech coloured floor and wall units with dark coloured work tops, space for washing machine, tumble drier, fridge freezer and electric cooker. Amtico flooring and partially tiled walls, external door to rear garden. The doorway through to dining room can slide back to create an open plan feel. The dining room which also has Amtico flooring, double aspect windows and a spectacular sea view to the front.

Bathroom has three piece suite with electric shower over bath and glazed folding screen. Amtico tiled flooring, partially tiled walls and there is an electric heated towel rail.

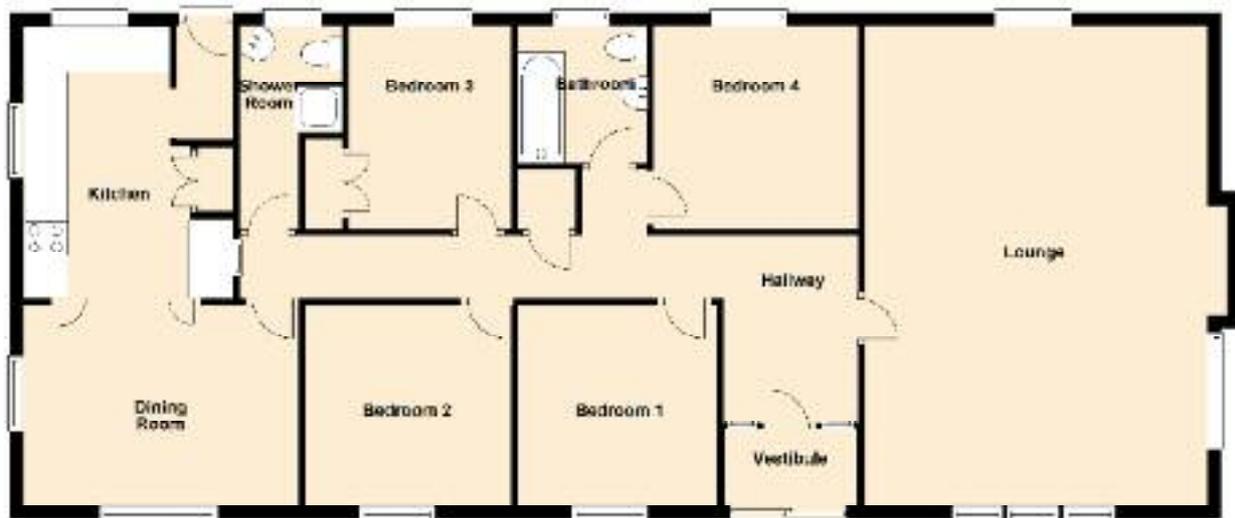
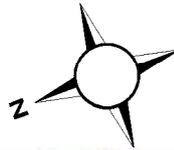
Shower room with corner shower cubicle and power shower, Amtico tiled flooring and partially tiled walls.

There are four good sized double bedrooms two of which have windows to the front enjoying spectacular views, one of the bedrooms has a built in wardrobe.



If you intend to travel to Arran from the mainland and want to bring your own transport please contact Caledonian MacBrayne to reserve the car and check that the ferry is sailing to timetable on the day of travel. Caledonian MacBrayne Tel: 01770 302166; www.calmac.co.uk





The Creggans

FLOOR PLAN NOT TO SCALE : FOR GUIDANCE ONLY

VESTIBULE: 1.84m (6' 0") x 1.16m (3' 10")

HALLWAY: 9.27m (30' 5") x 2.81m (9' 3")(OVERALL)

LOUNGE: 7.23m (23' 9") x 5.14m (16' 10")

KITCHEN: 4.09m (13' 5") x 3.11m (10' 2")

DINING ROOM: 4.12m (13' 6") x 3.09m (10' 2")

GARAGE: 5.41m (17' 9") x 2.92m (9' 7")

BEDROOM 1: 3.09m (10' 2") x 2.98m (9' 9")

BEDROOM 2: 3.19m (10' 6") x 3.09m (10' 2")

BEDROOM 3: 3.08m (10' 1") x 2.45m (8' 0")

BEDROOM 4: 3.09m (10' 2") x 3.03m (9' 11")

BATHROOM: 2.08m (6' 10") x 1.93m (6' 4")

SHOWER ROOM: 3.08m (10' 1") x 1.52m (5' 0")(OVERALL)

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PLEASE NOTE THAT ALL VIEWINGS ARE STRICTLY BY APPOINTMENT ONLY

The vendor or his agent reserves the right to accept any offer at any time without prior notice being given. However the agent will, so far as is reasonably possible, advise all prospective purchasers who have notified the agents of their intention to offer, of any closing date and time which may be set. These particulars are believed to be correct but their accuracy is not guaranteed and they should not form or constitute any part of any contract.