



2 Torr Rìghe, Shiskine



Arran
ESTATE AGENTS



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IN BRIEF

- Ideal starter or family home
- Rural location and views
- Close to village amenities
- Easily maintained flat garden
- Walk-in condition
- 2 double bedrooms

DESCRIPTION

2 Torr Righe is a well presented, semi detached bungalow with attic conversion in walk-in condition, located on the outskirts of Shiskine and close to the amenities of Shiskine and Blackwaterfoot. It would make an ideal family home or starter home. Accommodation comprises entrance vestibule and toilet, spacious hallway with storage cupboards, family bathroom, two double bedrooms, kitchen/dining room and on the upper floor a galleried lounge.

DIRECTIONS

From Brodick pier turn right and proceed through the village taking the B880 String Road to Blackwaterfoot. After approximately 8 miles, continue through the village of Shiskine, passing the red sandstone church on the left, carry on for a further half a mile where the Torr Righe terraced houses are on your left. Number 2 is the second house from the end.

GARDEN

The garden is mostly flat and easily maintained with gravel and lawn areas. The property is bounded by fencing with some mature trees and shrubs to the rear. To the front there is both a lawned and gravel area, with space to create off- road parking and a small driveway, if required. A paved pathway leads past the main entrance at the side of the house and on into the enclosed fenced rear garden. There is a large gravel area leading to the decked terrace at the rear of the house and a lawned area with a substantial timber shed useful for extra storage.

SERVICES

The property is connected to mains electricity, water and drainage. Heating is by electric storage and convector heaters.

COUNCIL TAX

2 Torr Righe Terrace is banded 'B' for council tax, paying £1341.692 in 2019/20 including water and waste water.



ACCOMODATION

The front door opens into the quarry tiled entrance vestibule with cloakroom toilet and plenty of room for coats and wet weather gear.

The central hallway gives access to all the downstairs rooms and the stairs up to the galleried lounge.

The kitchen is fitted with light wood effect wall and base units, gas hob, integrated oven, plumbing for washing machine and space for a fridge freezer. It is open plan to the bright family dining room with French doors out to the deck at the rear of the house and beautiful rural views over the Ballygowan hills and beyond. There is space for both dining chairs and table and an easy chair.

At the end of the hallway the crafted timber staircase leads up to the galleried lounge area, with a feature electric fireplace, inset book shelves and a Dormer window to the rear giving views over the hills.

There are two good sized double bedrooms with built in cupboards. Both located at the front of the property with picture windows overlooking the Shiskine Valley across to hills of the Kintyre peninsula.

The family bathroom to the rear is partially tiled with a white three piece suite and bath with electric shower over.



APPROXIMATE ROOM DIMENSIONS

ENTRANCE VESTIBULE:	1.67m x 1.04m [5'6" x 3'5"]
TOILET:	1.86m x 0.96m [6'1" x 3'2"]
HALLWAY:	5.34m (17'6) x 1.23m (4'0)
BATHROOM:	1.87m x 2.04m [6'2" x 6'8"]
KITCHEN:	2.34m x 3.31m [7'8" x 10'10"]
DINING ROOM:	2.95m x 3.25m [9'8" x 10'8"]
LOUNGE:	6.29m x 4.54m [20'8" x 14'11"] OVERALL
BEDROOM 1:	3.77m x 2.84m [12'4" x 9'4"] OVERALL
BEDROOM 2:	3.75m x 3.35m [12'4" x 11'0"] OVERALL



OTHER INFORMATION

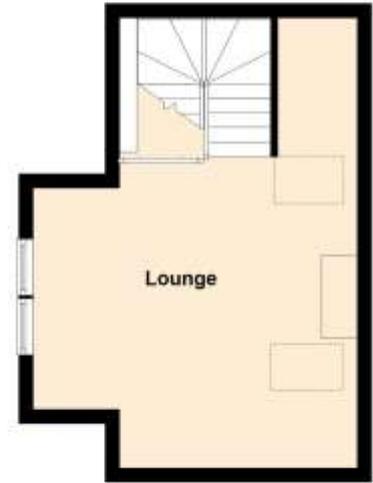
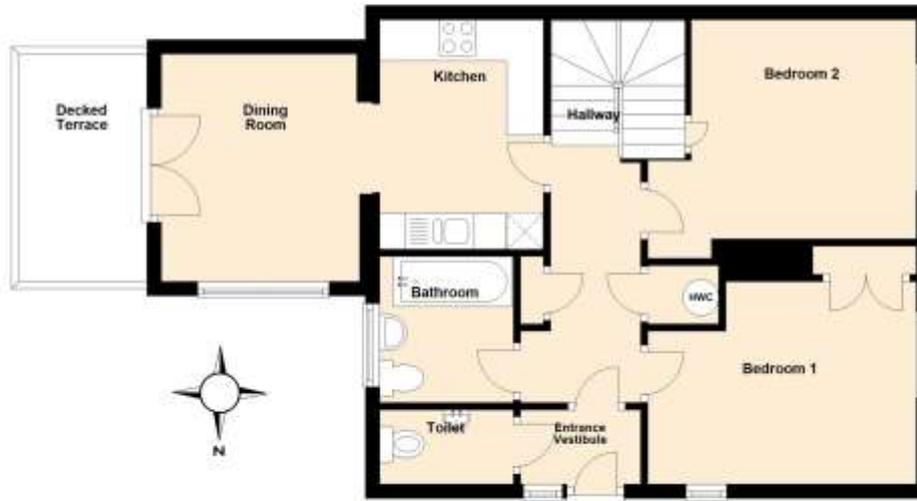
2 Torr Righe is located close to the village of Blackwaterfoot and near to Shiskine primary school and early years classes. Arran High school is in Lamlash to which pupils are conveyed daily. Other amenities local to Shiskine include the Health Centre and the village of Blackwaterfoot, approximately one mile from Shiskine. Blackwaterfoot has a garage selling fuel, grocers/post office and off sales, bakers, newsagents, hairdressers and butchers. Leisure facilities include the unique 12 hole golf course and tennis courts with clubhouse serving lunches, snacks and home baking. There is also a bowling green. The Kinloch Hotel has leisure facilities, restaurant and a bar open to non-residents.





2 Torr Righe Terr Ground Floor

2 Torr Righe Terr First Floor



FLOOR PLAN • NOT TO SCALE • FOR GUIDANCE ONLY

*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 460 361 www.calmac.co.uk*

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