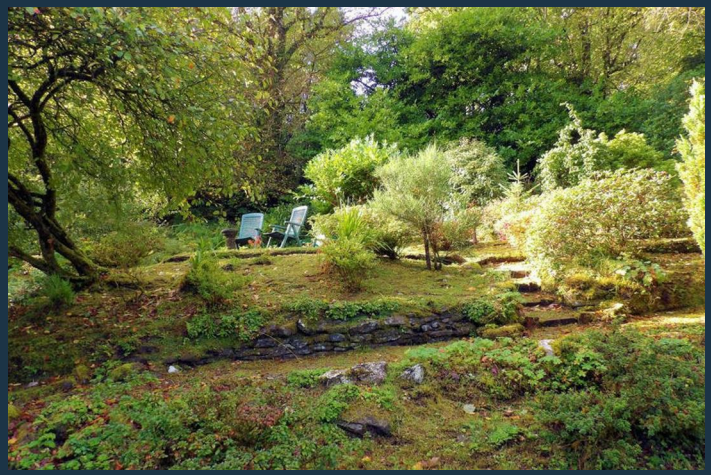
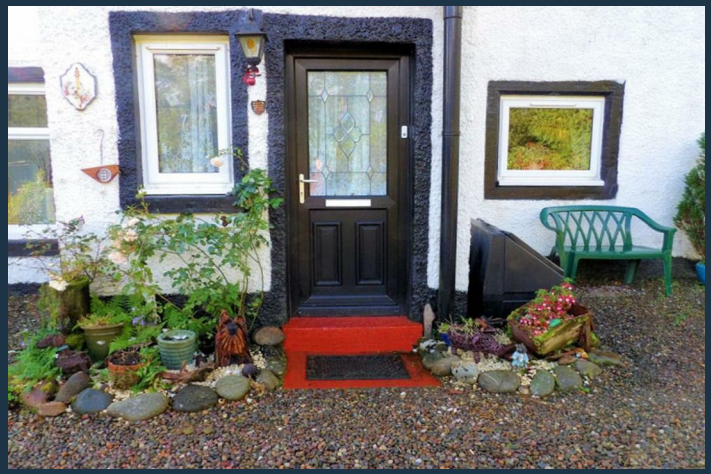






3 BRIDGEND COTTAGE DIPPEN
CARRADALE, PA28 6QU

OFFERS OVER £89,500

This traditional stone built MID TERRACED COTTAGE is idyllically located overlooking Dippen Bridge right at the edge of Carradale Water which flows through Carradale Glen and the lands of Carradale Estate and Dippen Farm. Access to the property is by way of the private road at the front which leads from Dippen Bridge to the local Parish Church, about 50 metres or so along the road.

Stewart Balfour & Sutherland
SBS Cameron Macaulay
SBS Edingtons WS
SBS Property Shop

3 BRIDGEND COTTAGE

• Entrance Vestibule• Lounge with wood burning stove • Kitchen• 2 Bedrooms • Shower Room• Double Glazing • Electric Heating• Beautiful natural garden plus tranquil sitting area • Off road parking area

In good decorative order throughout the accommodation comprises an attractive entrance vestibule leading through to a warm, very comfortable lounge having an attractive fireplace with wood burning stove and well fitted kitchen with room for a small dining table. A carpeted staircase leads to the landing which has further storage space, two bright bedrooms and a shower room with white suite.

The garden grounds included with this property are situated a short walk on the right hand side and comprise an off road parking area with access to a beautiful natural garden interspersed with a variety of shrubs and plants creating a tranquil area to sit and admire the peaceful surroundings and the visiting wildlife.

Local amenities in this picturesque village include scenic beaches, water sports, woodland walks and a challenging nine
hole golf course. In the village itself there is a community shop, restaurant, hotels, GP surgery and a primary school.













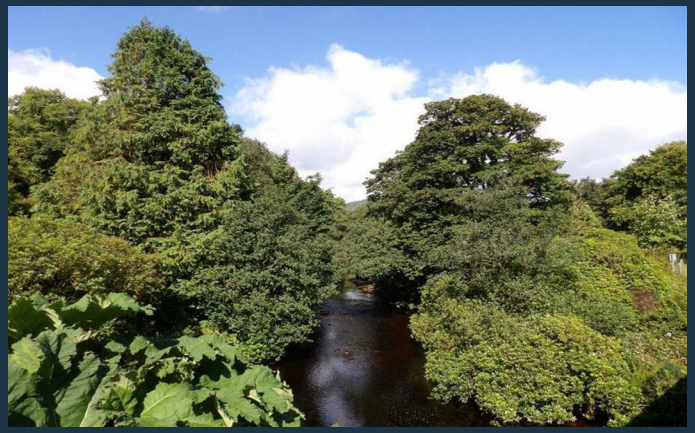




A charming Lounge with feature fireplace and access to a lovely bright kitchen







NOTE: Offers should be submitted in formal legal terms with the selling agents at their Property Shop. A closing date for offers may be set and accordingly interested parties who wish to proceed further should register their interest with the selling agents. The sellers will not be obliged to proceed to a closing date and reserve the option to sell the property to any party or to withdraw same from the market at any time. These particulars have been carefully prepared after due enquiry, are provided as a guide only, but do not form part of any contract. Measurements have been taken by a sonic tape machine. While the agents consider that information and opinions expressed are fair and accurate, interested parties must not rely upon any statement, whether oral or written, made by the agents.

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