



**Lochview,  
Stromness, KW16 3HU**

**OFFERS OVER £240,000**









Lochview is a spacious 2 bedroom detached dwellinghouse, with garage, which enjoys an outstanding panoramic view from its elevated position. The view sweeps from the Kitchener Memorial to the north, across farmland to the Lochs of Stenness & Harray to the east and Scapa Flow to the south.

The well-presented property has a large floored attic, with 3 windows, and this may be suitable to convert to extra accommodation subject to the necessary planning consents.

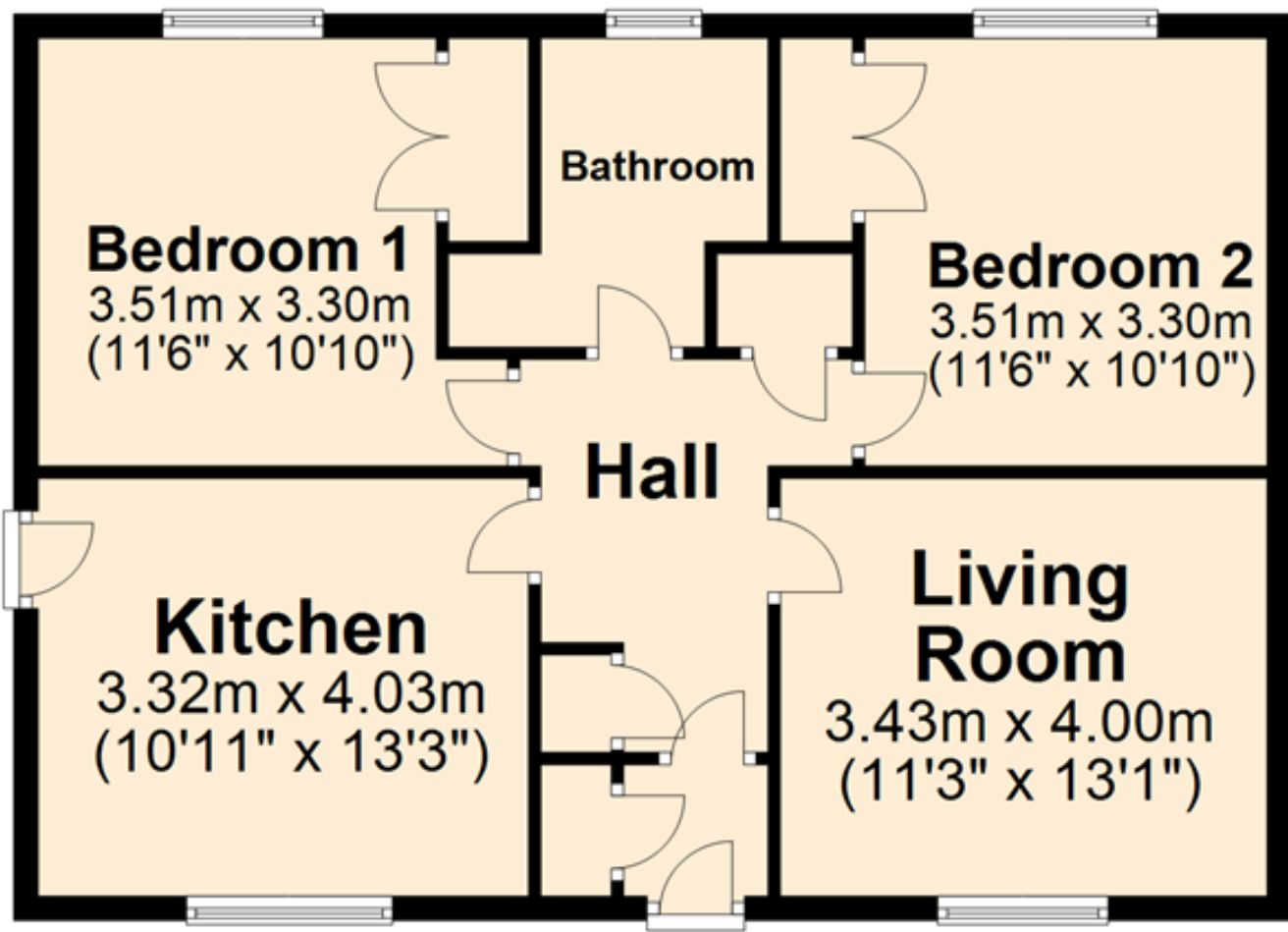
There is a spacious garage to the rear of the house together with parking at the side. The garden is mainly to lawn.

- Oil central heating.
- uPVC framed double glazed windows.
- Living room has a large window to enjoy the view.
- Kitchen has a dining area and fitted units with integrated gas hob, oven, cooker hood and plumbing for a washing machine.
- Bathroom with bath and shower cubicle.
- Both bedrooms have a built-in wardrobe.
- Large floored attic, may be suitable to convert to further accommodation.
- Detached garage with electric door, lights and power points.
- Garden mainly to lawn.

## LOCATION

Lochview is situated a short drive from Stromness.

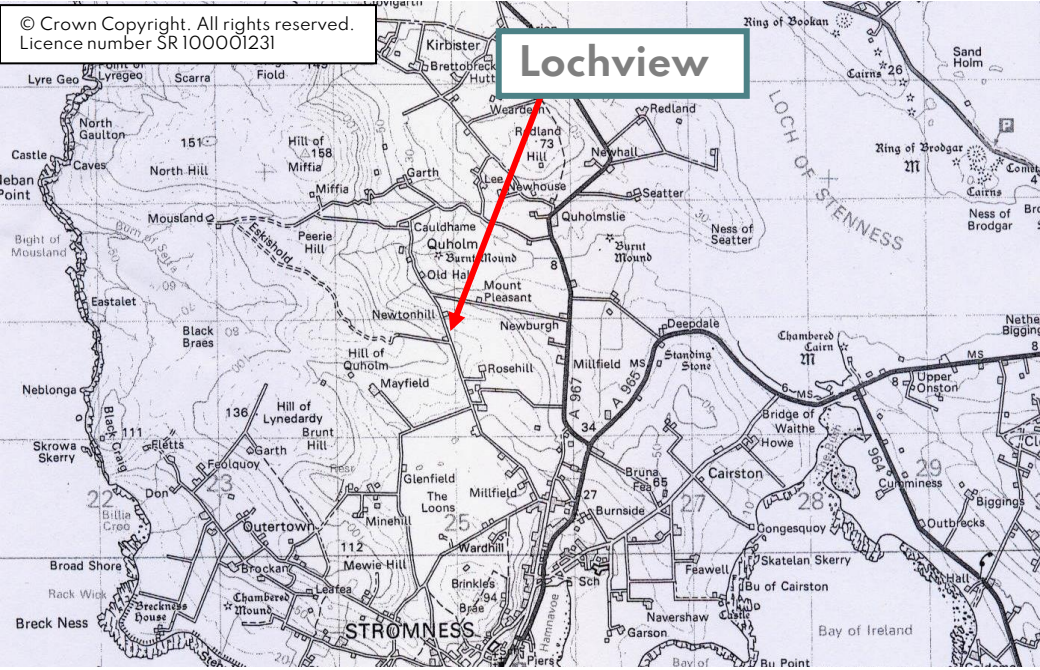












**SERVICES** – Mains water and electricity. Private septic tank.

**COUNCIL TAX BAND** – Band C. The Council Tax Band may be reassessed by the Orkney and Shetland Joint Board when the property is sold. This may result in the band being altered.

**ENERGY PERFORMANCE RATING** – Band D.

**ENTRY** – By arrangement.

**FIXTURES & FITTINGS** – The floor coverings, blinds and white goods are included in the sale price.

**VIEWING** - For an appointment to view please contact Lows Property Department.

**PRICE** – Offers Over £240,000

**Further enquiries should be directed to Lows Property Department, with whom all offers should be lodged in writing.**

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**CMS**  
The following notes are of crucial importance to intending viewers and/or purchasers of the property.

1. These particulars do not form part of any offer or contract and all statements and measurements contained herein are believed to be correct but are not guaranteed, and any intending purchaser must satisfy themselves as to their accuracy. Prospective purchasers are advised to have their interest noted through their solicitors as soon as possible in order that they may be informed in the event of an early closing date being set for receipt of offers.
2. No responsibility can be accepted for any expenses incurred by intending purchasers in inspecting properties which have been sold or withdrawn.