

# FLAT 1, 22 BIGNOLD PARK ROAD, KIRKWALL, KW15 1PT FIXED PRICE £115,000



**This new one bedroom ground floor flat offers a high standard of accommodation and is situated a short car journey from the town centre.**

**The dwelling has high levels of insulation, uPVC framed double glazed windows and air source heating. The flat has been tastefully decorated throughout and has Palermo internal oak doors.**

**The spacious open plan living room kitchen has 2 windows, a shelved alcove within the living area and quality fitted kitchen cupboards. The units incorporate a hob, cooker hood, oven and plumbing for a dishwasher and washing machine.**

**The bathroom has a 3 piece suite with a shower over the bath and a heated towel rail. There is a built in wardrobe in the bedroom.**

**The development share a drying area and there is a car park.**

**Energy Performance Rating – Band D.**

**For an appointment to view contact Lows Property Department.**



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can be accepted for any expenses incurred by intending purchasers in inspecting properties which have been sold or withdrawn.

**ETCN**

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