

Our House

HILLHEAD, LYBSTER, HIGHLAND, KW3 6AS



*A LOVELY 6 BEDROOM HOME, WITH
STUNNING WATER VIEWS IN HILLHEAD*



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THE LOCATION

Discover the allure of Hillhead, Lybster, where “Our House” awaits amidst the captivating landscape of this vibrant coastal community. Nestled within easy access to the A99 trunk road on the edge of Lybster, and just fourteen miles south of Wick, this location offers both convenience and tranquility.





Lybster is renowned for its cosmopolitan atmosphere, drawing artists and writers to complement its enlightened indigenous population. Explore the local amenities, including a Post Office, convenience store, primary school, bowling green, and a medical centre with a dispensary. Golf enthusiasts will delight in Lybster's nine-hole golf course, famed for its compact yet challenging layout. Immerse yourself in the maritime heritage of Lybster Harbour, once home to one of the world's largest herring fleets. Today, the harbour boasts a vibrant mix of commercial fishing boats and pleasure craft, alongside shoreside facilities such as the Heritage Centre, seasonal coffee shop, and amenities for visiting boats.

Venture further to Wick, the former county town, offering a plethora of shops, supermarkets, and the county hospital. Wick Airport ensures easy access to domestic and international destinations, with daily flights to Aberdeen. Embrace the unparalleled charm and natural splendour of Hillhead, Lybster, where "Our House" invites you to experience coastal living at its finest

THE PROPERTY

Introducing "Our House," a magnificent 6 bedroom detached residence perched elegantly in the coveted Hillhead of Lybster, offering breathtaking water views and a wealth of space both inside and out.





Step inside and be captivated by the stunning views of the water from the lounge, where double-aspect windows frame the picturesque scenery. A wood burner fireplace adds warmth and character, complemented by a feature log store area. The spacious kitchen/diner beckons with its doors leading directly out to the patio area, inviting al fresco dining experiences or leisurely Sunday morning coffees against the backdrop of serene vistas.





On the ground floor, discover four bedrooms, one boasting an en-suite shower room, along with a family bathroom and an additional shower room, ensuring convenience and comfort for residents and guests alike. A utility room adds practicality to daily living.

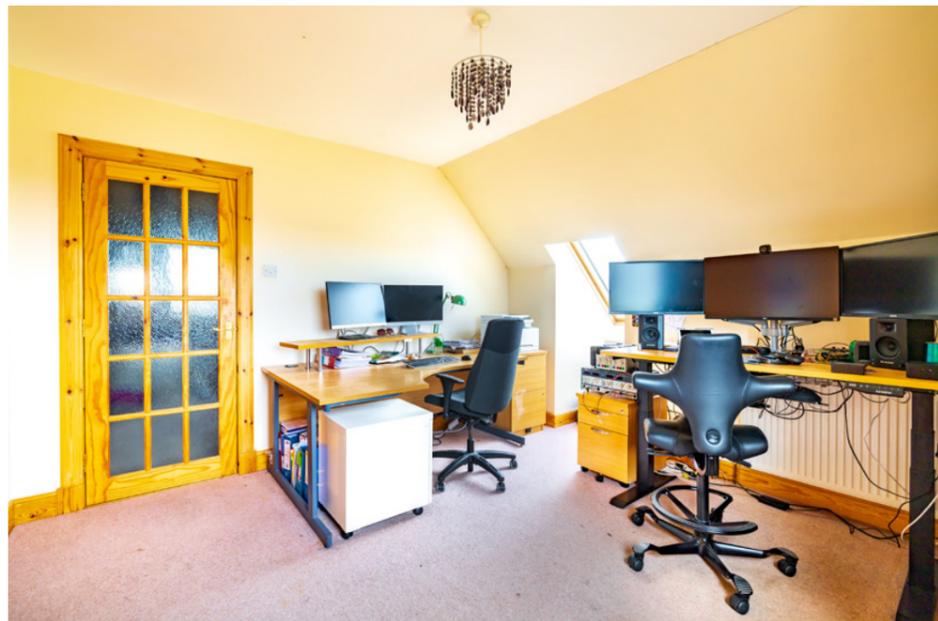


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Ascend to the first floor to find 2 more bedrooms, plus a generously sized attic which in the future could be transformed to a master bedroom (Subject to planning). On this floor you will also find a 3rd smaller room that could be used an office/study and another bathroom with a bath suite.



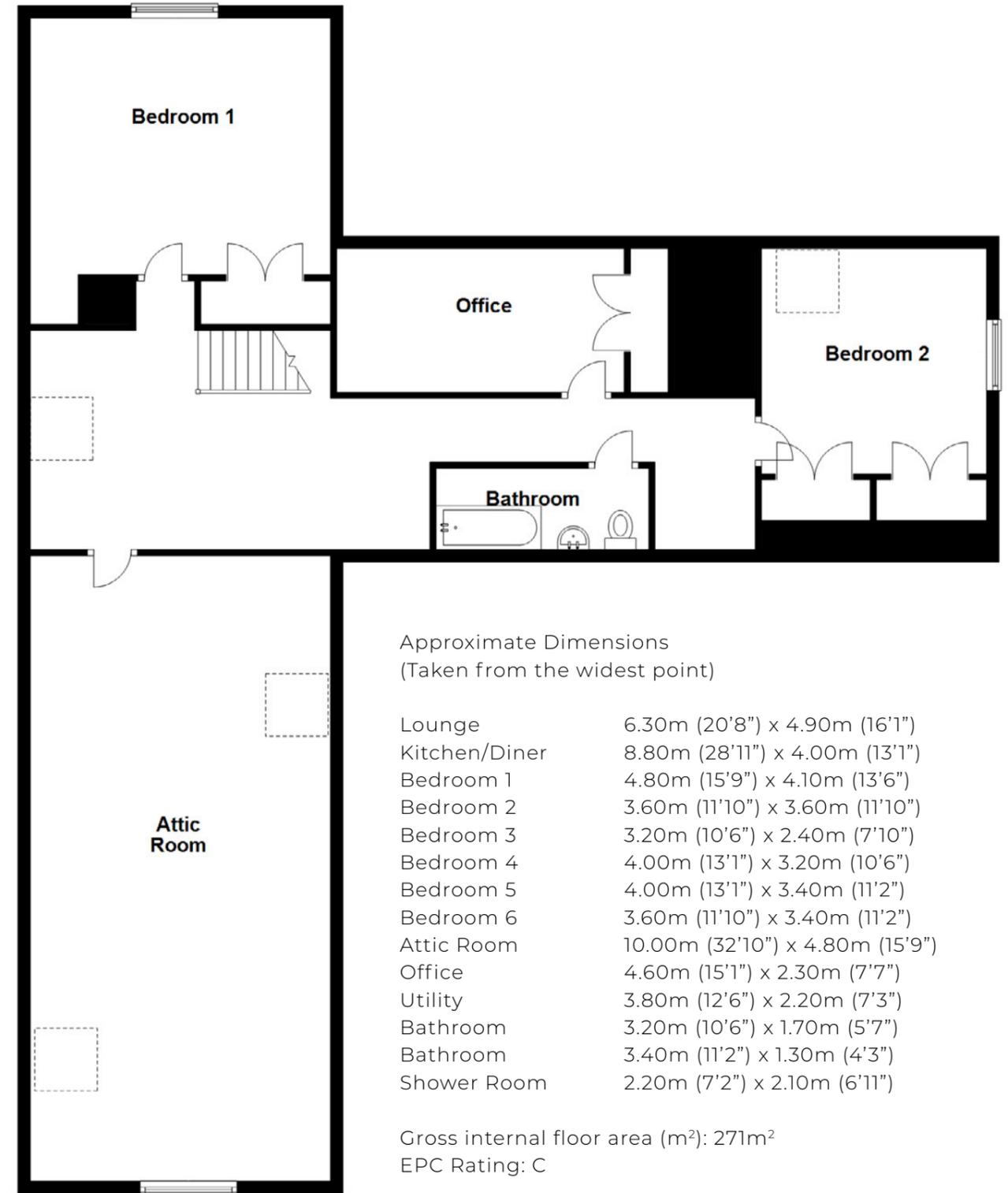
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Ground Floor



First Floor



Approximate Dimensions
(Taken from the widest point)

Lounge	6.30m (20'8") x 4.90m (16'1")
Kitchen/Diner	8.80m (28'11") x 4.00m (13'1")
Bedroom 1	4.80m (15'9") x 4.10m (13'6")
Bedroom 2	3.60m (11'10") x 3.60m (11'10")
Bedroom 3	3.20m (10'6") x 2.40m (7'10")
Bedroom 4	4.00m (13'1") x 3.20m (10'6")
Bedroom 5	4.00m (13'1") x 3.40m (11'2")
Bedroom 6	3.60m (11'10") x 3.40m (11'2")
Attic Room	10.00m (32'10") x 4.80m (15'9")
Office	4.60m (15'1") x 2.30m (7'7")
Utility	3.80m (12'6") x 2.20m (7'3")
Bathroom	3.20m (10'6") x 1.70m (5'7")
Bathroom	3.40m (11'2") x 1.30m (4'3")
Shower Room	2.20m (7'2") x 2.10m (6'11")

Gross internal floor area (m²): 271m²
EPC Rating: C



Situated on a large, expansive wrap-around plot, with the added luxury of an adjoining field, this property is a true oasis for those seeking tranquility and the joys of outdoor living. The current owners have utilized this space ingeniously, creating a thriving growing area complete with a polytunnel.

With its large gated driveway providing ample parking space, "Our House" epitomises luxury, comfort, and the allure of coastal living in the heart of Lybster. Don't miss the opportunity to make this exceptional property your own.

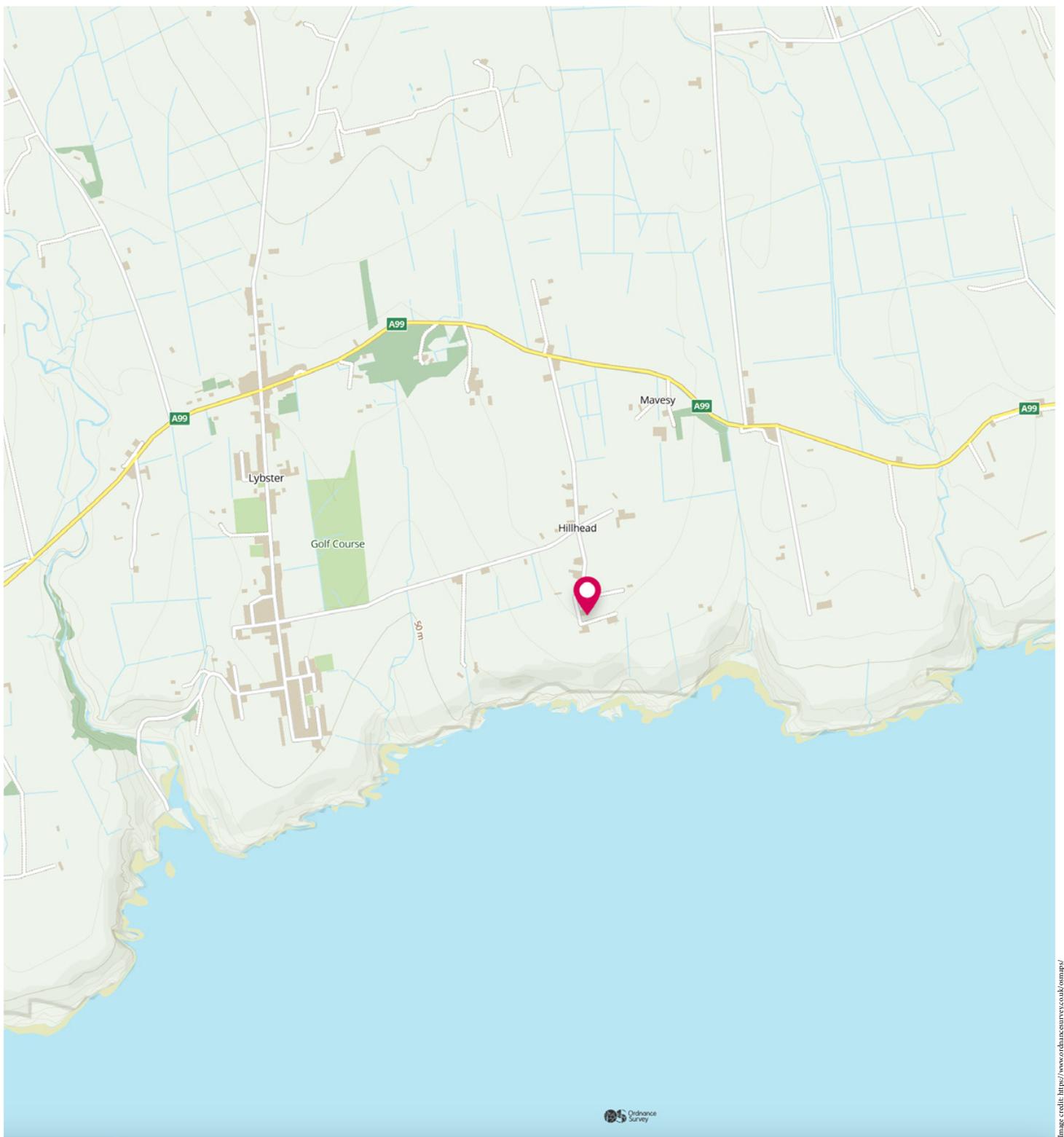


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