

20 Jenkins Park

FORT AUGUSTUS, INVERNESS-SHIRE, PH32 4BP



*THREE-BEDROOM
SEMI-DETACHED HOME*



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This three-bedroom semi-detached home offers the perfect balance of traditional character and modern comfort. Set over two levels, it features stylish interiors, a south-facing garden, and flexible living space inside and out. Thoughtfully maintained and presented in excellent condition, it's ready for immediate enjoyment and ideally suited to a range of buyers.

The ground floor features a welcoming hallway that leads into a bright open-plan lounge and kitchen. The lounge is centred around a brick fireplace, creating a warm and inviting focal point. The adjoining kitchen is fitted with contemporary units and an electric hob, with ample space for a dining table and chairs.

Exposed wooden flooring throughout the living areas adds to the property's charm. Two bedrooms and a modern shower room complete the ground floor.

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Bedroom 2





Bedroom 3



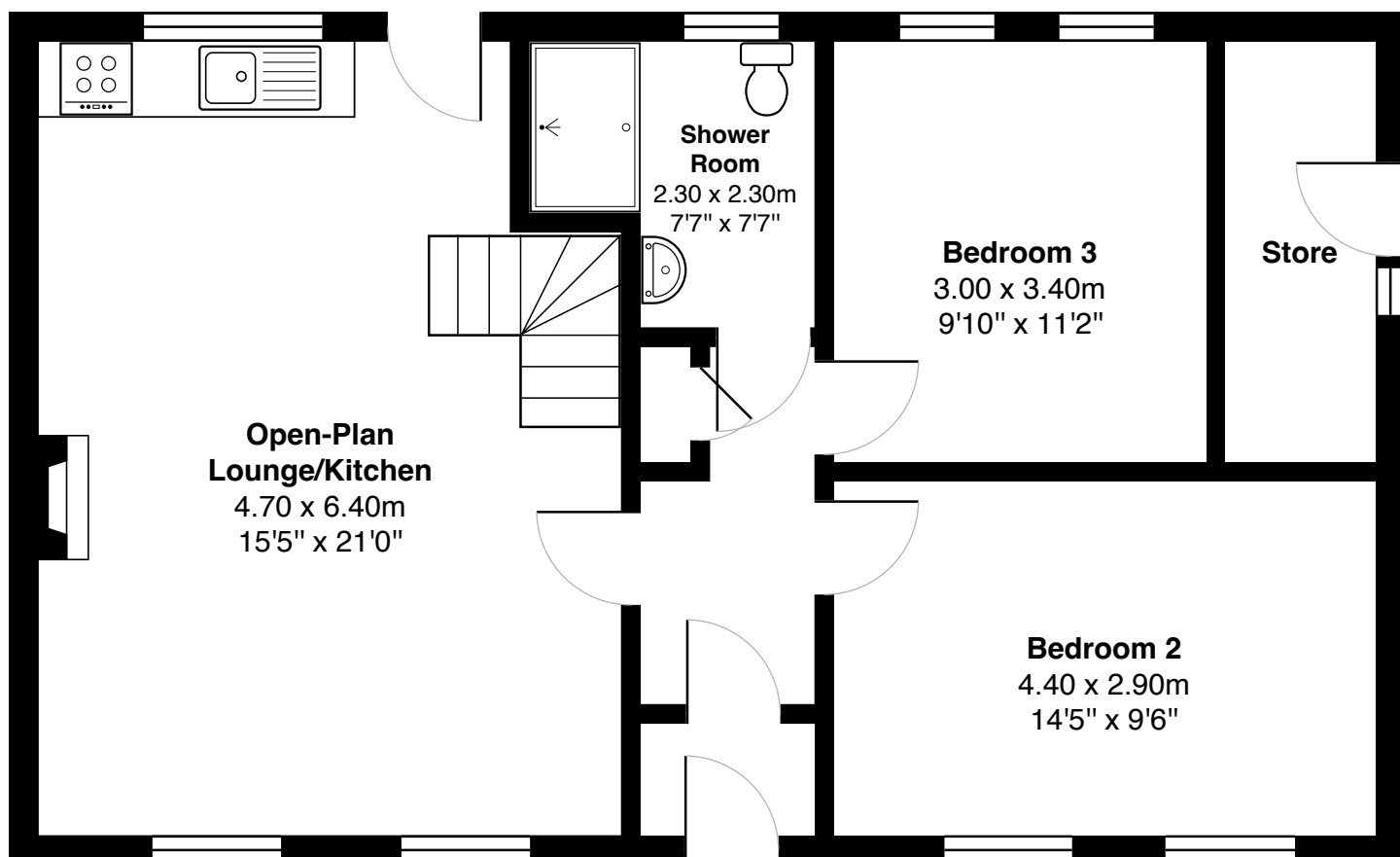
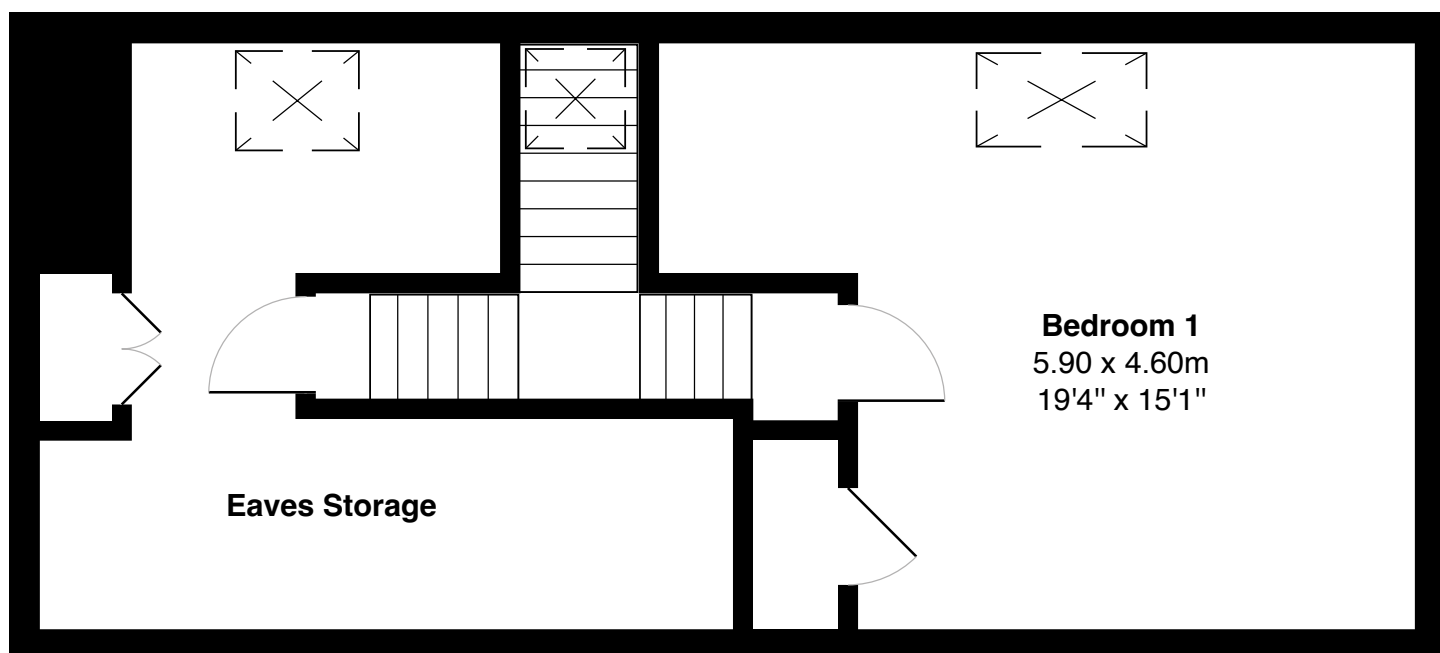


Upstairs, the home offers a generously sized third bedroom, useful loft storage, and a flexible area perfect for a study or home office—ideal for today's working-from-home lifestyles. The property benefits from double glazing and oil-fired central heating.









Gross internal floor area (m²): 111m²

EPC Rating: D

Outside, it sits on a good-sized plot with low-maintenance gardens to the front and rear, mostly laid to lawn. The south-facing rear garden includes a decked seating area with a lean-to, a separate patio, and plenty of space for outdoor dining or entertaining. A private driveway provides convenient off-street parking.

This home is ideal as a family residence, second home, or holiday let in one of the Highland's most scenic and desirable areas.



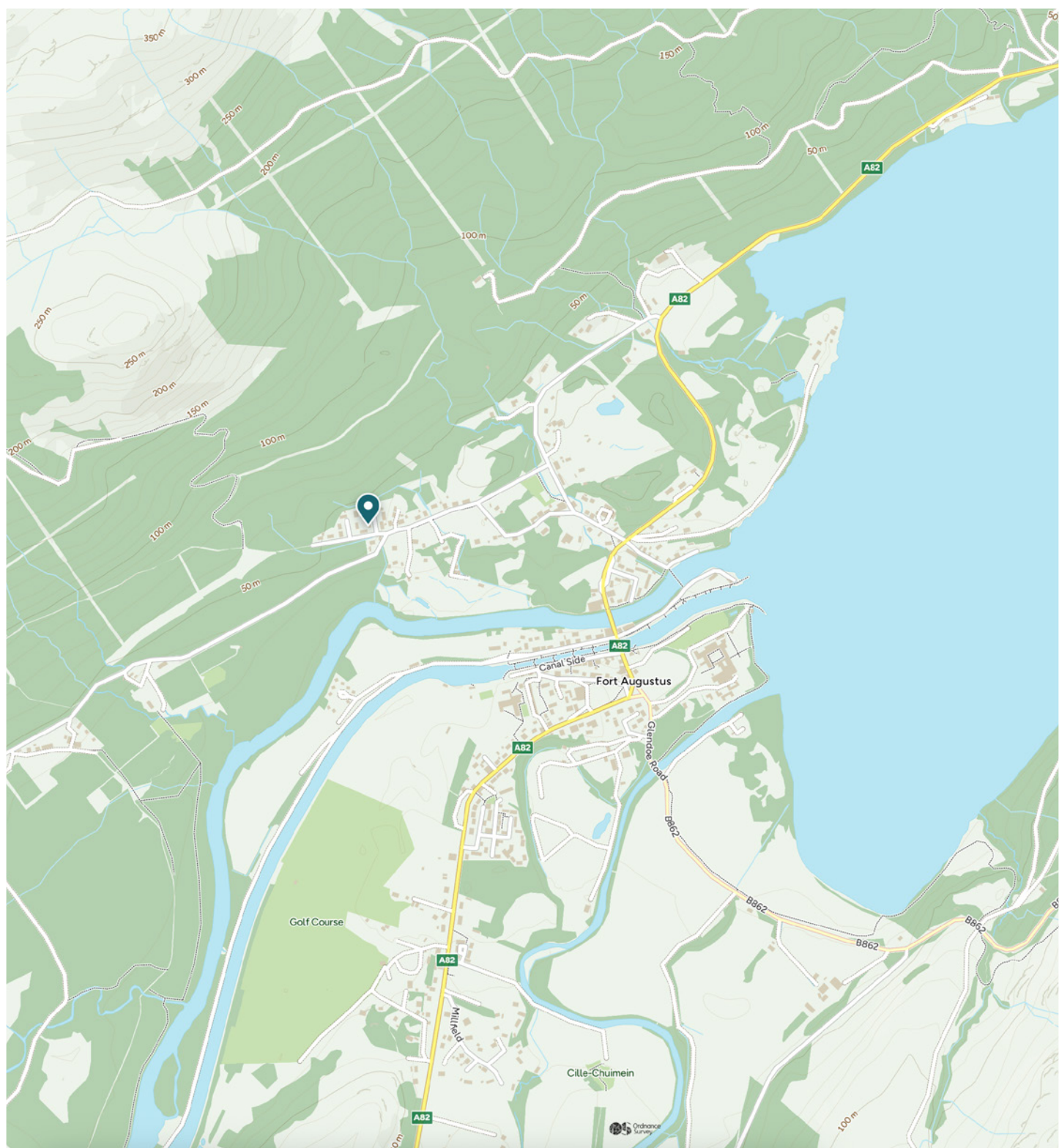




Located in the heart of the Scottish Highlands, Fort Augustus combines breathtaking natural beauty with a rich cultural heritage. Situated close to the serene waters of Loch Ness and the historic Caledonian Canal, the village offers a tranquil retreat amid spectacular landscapes and scenic waterways. Known for its welcoming charm and historic significance, Fort Augustus is home to ancient landmarks and cultural sites that celebrate Scotland's storied past. The surrounding countryside provides an outdoor playground for activities like hill walking, kayaking, fishing, and wildlife watching, all framed by dramatic mountain scenery.

The Caledonian Canal itself boasts picturesque walking and cycling paths, ideal for leisurely exploration along the water's edge. Wildlife lovers will appreciate frequent sightings of native birds and red deer, enhancing the serene and unspoiled environment. Despite its tranquil, rural setting, the area benefits from excellent transport links and a range of local amenities. Fort Augustus offers cafés, restaurants, pubs, a golf course, and both primary and secondary schools, making it a highly sought-after village on the shores of Loch Ness and the canal. It's a vibrant year-round destination for tourists, providing a dynamic backdrop of activity, history, and Highland beauty.

The Location



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Part
Exchange
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THE SUNDAY TIMES
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