



33A North End Road



Stromness, KW16 3AG

 2 Bed

 1 Bath

 1 Public



PROPERTY DESCRIPTION

Occupying a prominent position within one of Stromness' most desirable residential areas, 33A North End Road presents a rare opportunity to acquire a property with significant development and investment potential. Enjoying views across Stromness Harbour and conveniently situated on a main bus route, the property benefits from an accessible and well-connected location close to local amenities and services.

Currently registered as a two-bedroom semi-detached dwelling, the property requires comprehensive renovation and modernisation throughout, offering purchasers the chance to create a home tailored to their own tastes and requirements.

The existing accommodation comprises a living room with kitchen area, two bedrooms, bathroom, separate WC, storerooms, and a substantial garage, all set within low-maintenance grounds. The generous footprint of the building provides excellent scope for reconfiguration or enhancement, subject to the necessary consents.

Having previously operated as a retail premises, the property may also offer potential for alternative commercial or office use, subject to obtaining the appropriate planning permissions. Whether envisioned as a distinctive family home, a business venture, or an investment opportunity, 33A North End Road offers considerable flexibility and the chance to realise its full potential in a highly desirable Stromness setting.

EXTRAS

Please note that the property is not mortgageable and is being sold as seen.

Offers in the Region of £90,000



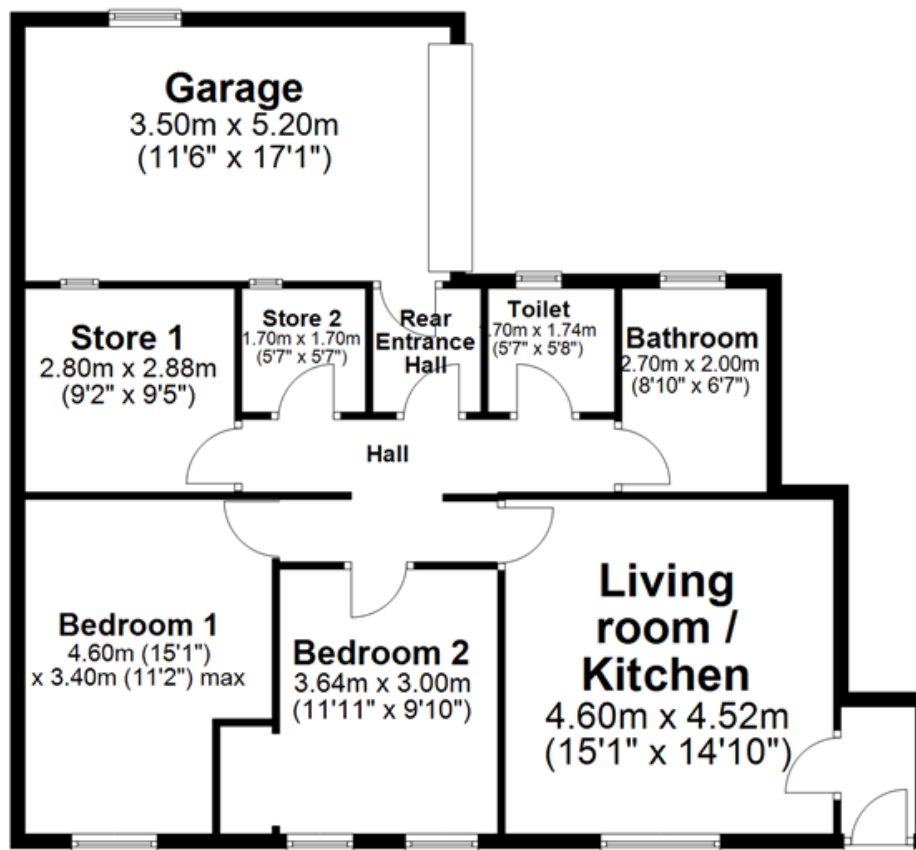
33A North End Road



LOCATION

33A North End Road is situated within a well-established residential area on the northern side of Stromness, Orkney's second-largest town and one of the county's most historic and characterful settlements. The property enjoys a convenient location within easy reach of the town centre, where a variety of local amenities can be found including shops, cafés, supermarket, primary and secondary schooling, healthcare facilities and leisure amenities. The property is conveniently positioned on a main bus route, providing regular public transport links throughout Stromness and to Kirkwall, making it an ideal location for those seeking easy access to amenities and services.





Approx. 101.5 sq. metres (1092.1 sq. feet)

Services	Council Tax / Rating	EPC Rating	Date of Entry
There has previously been mains water and electricity	TBC	TBC	Flexible
Broadband Speed - 35 Mbps Mobile Network - Vodafone, EE, O2, 3			



Thinking about selling?

Start with a free market appraisal from Lows. Our experts will guide you through the process, from understanding your home's value to managing marketing and conveyancing seamlessly with our in-house solicitors – all under one roof.



Viewing

For an appointment to view please contact Lows on 01856 873151 or enquiries@lowsorkney.co.uk



All further enquiries should be directed to Lows, to whom all offers should be submitted in writing.

www.lowsorkney.co.uk

[Lows Facebook Page](#)

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.