



Midhouse Chalet,

 **LOW'S**

Sunnybank Road, St Ola, KW15 1TP

 3 Bed

 1 Bath

 1 Public



TAKE A LOOK INSIDE

Situated in a much sought after residential area in St Ola, this three-bedroom detached dwelling offers the option to re-build with current planning permission in place for a 3 bedroom detached bungalow with integral garage. Planning ref 25/023/PP.

The property enjoys beautiful views over Kirkwall and the surrounding countryside.

The property is fully enclosed with a garden and has a detached garage.

PLEASE NOTE THIS PROPERTY IS NOT SUITABLE FOR MORTGAGE PURPOSES

KEY FEATURES

- Oil fired central heating
- Combination of UPVC and wood framed double glazing
- Kitchen with space for dining table and chairs
- Bathroom with electric shower above bath
- Vestibule/utility with plumbing for washing machine
- Beautiful views over Kirkwall from living room
- Detached garage with work bench, power and light
- Tarmac drive, enclosed garden to lawn



Offers Over £100,000

Midhouse Chalet comprises an entrance vestibule/utility, living room with views over Kirkwall, kitchen/diner with space for table and chairs, bathroom with shower above bath and three bedrooms.

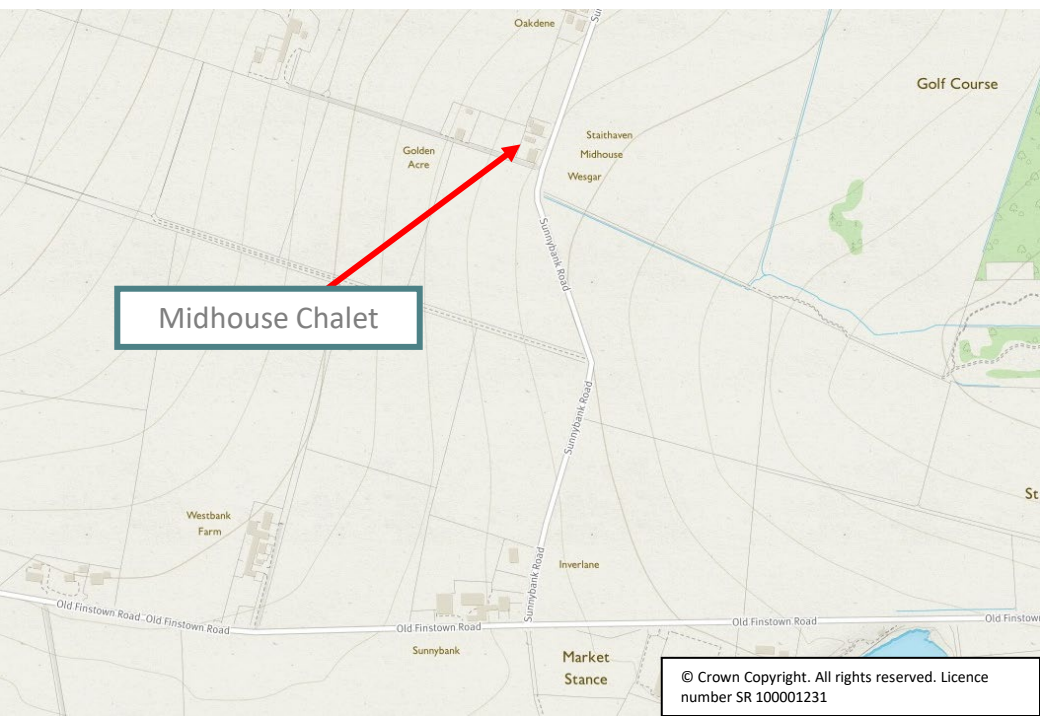
Outside the property is fully enclosed with gates at the entrance, there is an area of garden to lawn and a detached garage with workbench, power and light.

The current dwelling could be upgraded or rebuilt with planning permission in place for a 3 bedroom detached bungalow with integral garage.

EXTRAS

Floor coverings, curtains and blinds are included in the sale price. White goods and some items of furniture may be available by separate negotiation.





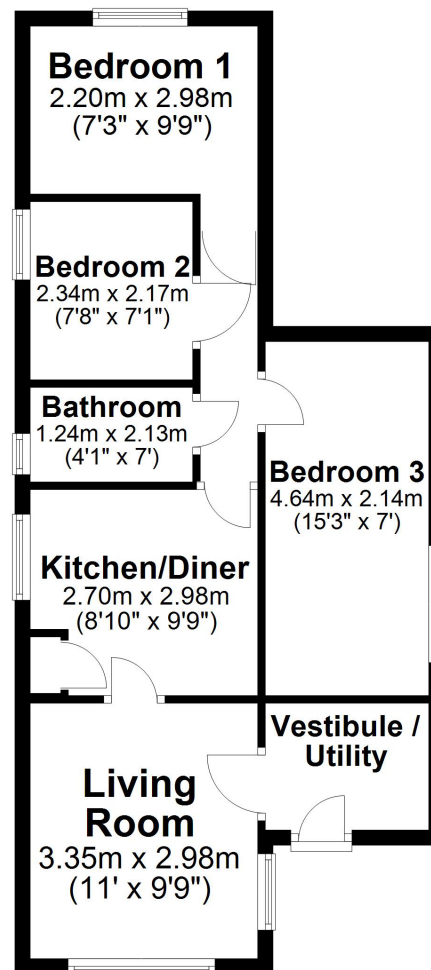
LOCATION

Midhouse Chalet is located in a highly desirable residential area in St Ola only a few minutes drive to the town centre. Local amenities and Kirkwall Golf Club are nearby. Houses are rarely available for sale in this location. The town bus service passes by the bottom of the drive regularly.

/// What3words : ///surveyors.costumes.hound



Services	Council Tax Rating	EPC Rating	Date of Entry
Mains Water Mains Electricity Private Septic Tank Broadband Speed – 80 Mbps Mobile Network – EE, Vodafone, O2 & three	A	E	Flexible



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- 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.
- No responsibility can be accepted for any expenses incurred by intending purchasers in inspecting properties which have been sold or withdrawn.