



Rhitongue, Tongue, IV27 4XW

Offers Over £325,000

Hamish

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Hamish
PROPERTY PROFESSIONALS



- Speciose Bungalow with 3 Good-Sized Bedroom
- The Options Available to Crann Tara and Parcel of Land As a Single Entity
- Multi-Fuel Stove with Attractive Stone Fireplace
- Elegant Wood Laminate Flooring Flows Throughout
- Tranquil Location within Short Drive of Nearby Village
- Master Bedroom with En-Suite Shower
- Modern Kitchen Dining Room
- Modern Kitchen Dining Room
- Large Living Room with Great Views
- Family Bathroom with Bath & Shower

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Offers: Offers should be submitted to Hamish, Kintail House, Beechwood Park Inverness IV2 3BW and emailed to askhamish@hamish-homes.co.uk



Crann Tara, a detached home in a spectacular location in the far north of Scotland, offers a tranquil escape with breathtaking views of Tongue Bay and the surrounding countryside. This beautifully refurbished three-bedroom bungalow is designed to maximize comfort and style, with thoughtful details throughout.

As you enter the front door you are met by the bright entrance vestibule, where built-in storage keeps everything neat and tidy. Clean and modern wood laminate flooring flows through the home, and takes you from the hallway into the main living room. This family area is a true retreat, featuring a charming multi-fuel stove set against a brick fire surround which is bursting with character, perfect for cosy evenings relaxing. Large windows frame the stunning coastal views, bringing the beautiful outdoors in.

The heart of the home is the spacious kitchen and dining area. The dining space is flooded with natural light and with room for a large dining table and chairs, it's perfect for family meals or entertaining. In the kitchen, modern units and appliances ensure cooking is a pleasure, while the decoration is tastefully contemporary with an eye-catching sleek red tile backdrop adding a slice of colour to the room. The home also benefits from a utility room which adds further functionality to the your living space.

The bungalow is equipped with three bedrooms that all offer ample space and storage. The master suite boasts a modern en-suite shower room and generous mirrored wardrobes, creating a luxurious private space. The additional bedrooms are equally inviting, with able to accommodate double beds and more.

The large family bathroom is stylishly designed with neutral coloured walls and large slate coloured tiles around the wet areas. This room includes both a bath and overhead shower, catering to all preferences.

Outside, the property's elevated position not only provides a stunning backdrop but also ensures privacy and tranquillity. The spectacular panorama with rolling hills, beautiful countryside and never ending sea views make it a gorgeous location.

Crann Tara is more than just a home; it's an idyllic retreat, whether you're seeking a permanent countryside residence, a holiday home or a rental investment. With its prime location on the North Coast of Scotland, this property combines the best of modern living with the timeless appeal of Highland scenery. Move-in ready and full of potential, it's the perfect place to start your next chapter.

About Tongue

Crann Tara is situated just a short drive from the picturesque village of Tongue, in the far north of Scotland. It's a hidden gem nestled along the shores of the Kyle of Tongue. Surrounded by rugged mountains, stunning beaches and unspoiled landscapes, Tongue offers a tranquil and scenic lifestyle that's perfect for those seeking peace and natural beauty.

The village provides essential amenities including a local shop, post office and a few cafes and eateries, ensuring residents have access to daily necessities. Tongue Primary School serves the local community, offering quality education for younger children. For secondary education and broader amenities, the town of Thurso, approximately 43 miles away, offers additional shopping, dining, and healthcare services.

Transport links to Tongue include the A836 road, which connects the village to other parts of the Highlands. Regular bus services link Tongue to Thurso and Inverness, providing access to larger towns and cities.

Outdoor enthusiasts will find Tongue particularly appealing, with opportunities for hiking, fishing and exploring the dramatic landscapes, including the iconic Ben Loyal and Ben Hope mountains. The nearby beaches and the Kyle of Tongue offer breathtaking views and a chance to experience the wild beauty of Scotland's northern coast.

With its serene environment, strong community spirit and stunning surroundings, Tongue is an ideal location for those looking to buy property in a remote and beautiful part of the Highlands.



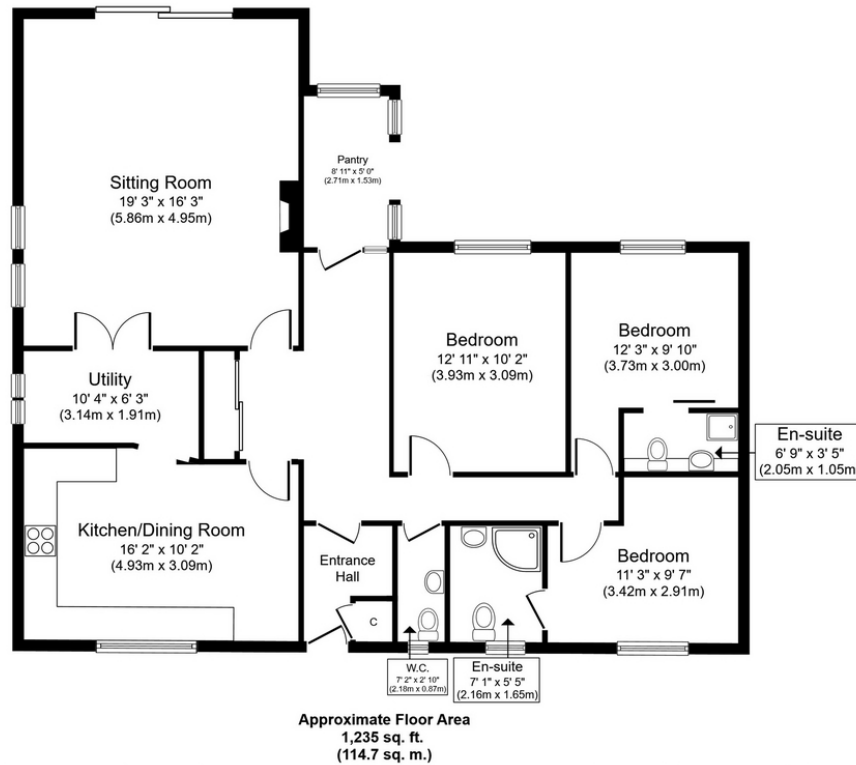


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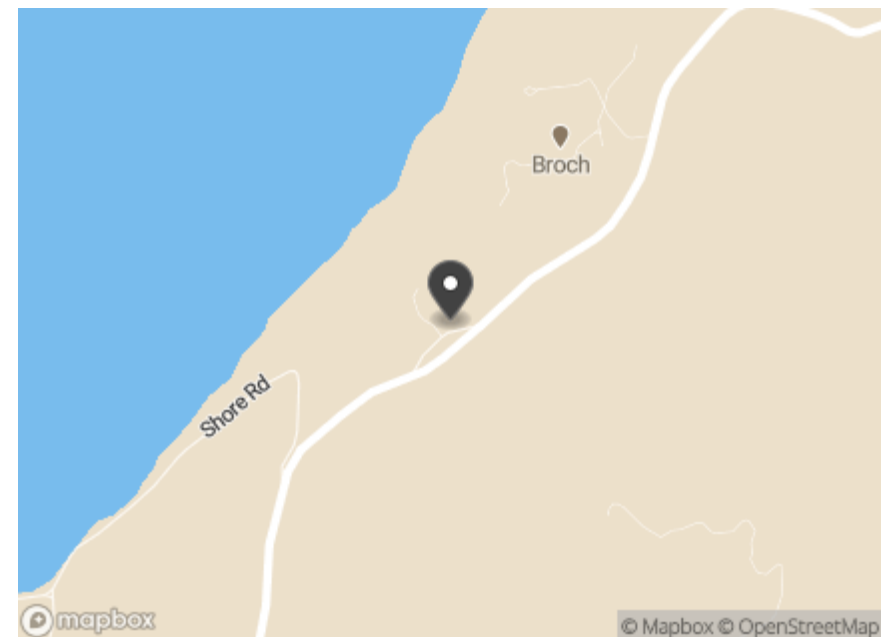
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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92+) A			(92+) A		
(81-91) B		86	(81-91) B		82
(69-80) C	73		(69-80) C	70	
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales			England, Scotland & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



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