



Hilton Court, Inverness, IV2 4JP

Hamish

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Hamish
PROPERTY PROFESSIONALS



- Wooden Flooring Runs Throughout Flat
- Fitted Kitchen With Integrated Appliances
- Shower Room With White Wetwall Panelling
- Electric Heating And Hot Water System
- Ideal First Home Or Investment Choice
- Ceiling Spotlights Add Modern Finish
- Bedroom Area With Built-In Wardrobe
- Double Glazed UPVC Windows
- Resident Parking Available Outside
- Excellent Transport & Commuter Connections

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We can even pay for your Home Report!

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



This ground floor flat at 52 Hilton Court is a smart, modern home in a popular residential area of Inverness. Designed for comfort, it's an excellent opportunity for first time buyers or investors looking for a tidy, low maintenance property with solid appeal.

The open plan living and kitchen area forms the heart of the home. A Large window brings in plenty of daylight, brightening the clean, neutral decor and enhancing the sense of space. The wooden flooring ties the room together, while ceiling spotlights add a subtle modern finish. The layout allows for both seating and dining areas, making it easy to relax or entertain.

The kitchen sits neatly to one side, fitted with light cabinets and contrasting wood effect worktops. A built-in oven with electric hob and stainless steel extractor provides all the cooking essentials you need, with a stainless steel sink sits beneath a window. There's also plumbing for a washing machine beneath the counter.

The bedroom area is cleverly separated from the main living space by a partial wall, creating a distinct sleeping zone while keeping the open feel of the layout. A large built-in wardrobe with mirrored sliding doors maximises storage, reflecting light to make the space feel larger. The same wooden flooring continues through.

The shower room is decorated with white wetwall panels lining every wall, creating a bright feel and an easy clean surface. A chrome edged shower enclosure sits in the corner while a white vanity unit with storage beneath keeps houses the wash basin. A wall mounted cabinet with mirrored doors adds additional storage, complemented by a white towel radiator and the same warm wood flooring that softens the modern finish.

The flat is double glazed throughout with UPVC windows while the entrance door is timber panelled. Heating is provided by electric wall mounted radiators and the hot water comes from an immersion heater system housed in a hallway cupboard.

Outside there's a small residents car park that offers convenient off-street parking. The development sits within an established part of Inverness, close to local shops, bus routes and all everyday amenities, making it well suited to those seeking a simple, well-connected lifestyle.

Compact, modern and ready to move into, this is a superb option for buyers entering the property market or for landlords looking for a reliable rental investment in a sought after city location. Early viewing is recommended. Contact Hamish Homes today to secure your own private appointment.

About Inverness

Inverness, the capital of the Scottish Highlands, offers an enchanting blend of history, culture and natural beauty, making it a prime destination for home buyers.

The city's charm combines old-world allure with modern amenities. Inverness Castle, overlooking the river, provides a glimpse into the city's past, while the bustling city centre features contemporary shops, restaurants and cafes. Inverness boasts a range of excellent schools, healthcare services and a low crime rate, ensuring a high quality of life.

Outdoor enthusiasts will find Inverness a paradise, with easy access to the Highlands' vast wilderness for hiking, cycling and wildlife spotting. The city is also the gateway to the North Coast 500, Scotland's ultimate road trip, offering breathtaking coastal scenery.

Culturally, Inverness thrives with numerous art, music and sporting festivals and events. The Eden Court Theatre and Cinema is a hub for performing arts, while local museums and galleries celebrate the region's heritage.





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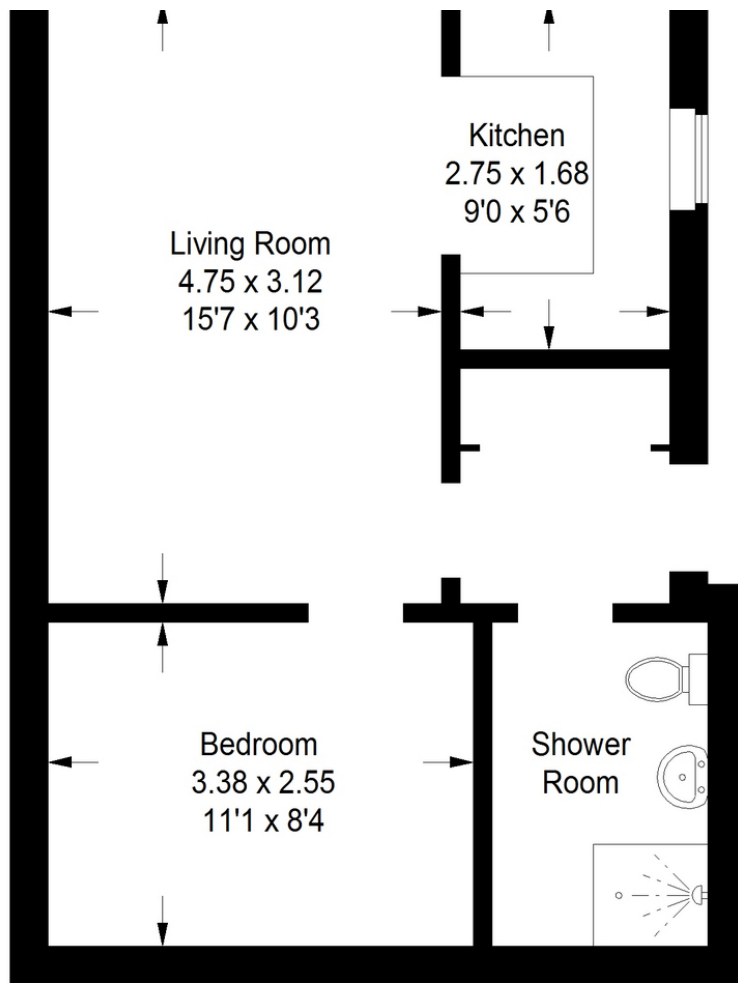
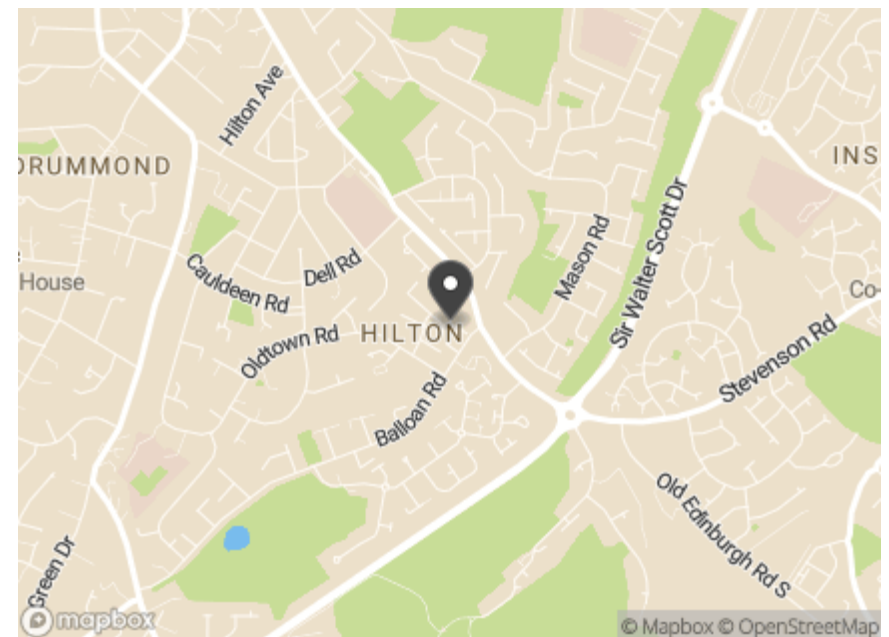
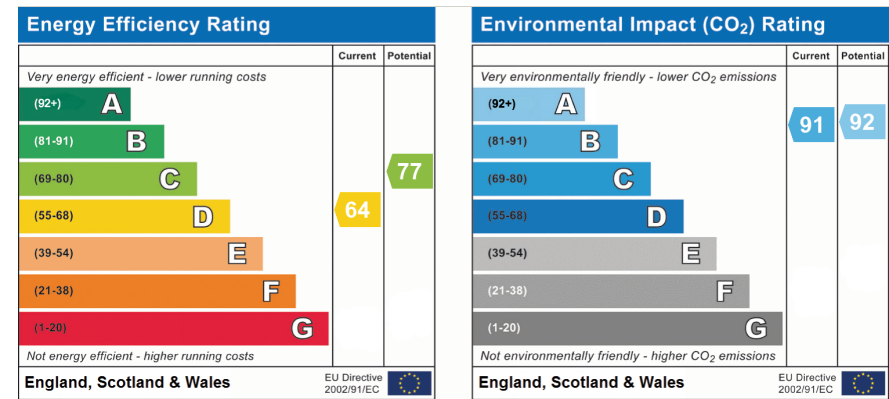


Illustration for identification purposes only,
measurements are approximate



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