Western Isles Properties Ltd

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Schoolhouse, Breaclete, Bernera
Isle of Lewis, HS2 9LT
Offers Over £165,000

- Detached 3-bedroom whitewashed 1.5 storey dwelling house is offered to the market.
- Located in the of village of Breaclete on Great Bernera.
- Outbuilding with electric.
- Accommodation comprises ground floor, lounge, conservatory, dining area, bedroom, kitchen, utility area and shower room.
- First floor comprises, 2 bedrooms and bathroom.
- Views looking over Loch Breaclete
- Private driveway and parking.
- Established and mature garden with drying area.
- Heating is by way of oil fueled boiler.
- Doors and windows are of double-glazed uPVC design.
- EPC - F

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Lounge

Lounge

Inner Hall

Inner Hall

Conservatory

Conservatory

Bedroom 1

Bedroom 1

Kitchen/dining area

Directions

Take the A859 out of Stornoway towards Bernera and Uig, turning right at Cameron Terrace. Take a left on to the B8011 and a further right on to the B8059 sign posted Bearnaraigh. Continue on to Bernera school and you will see our sign on the left-hand side.

Description

Home report available.

We welcome to the market this detached 3-bedroom whitewashed 1.5 storey dwelling house, located in the of village of Breaclete. The private and peaceful setting is located on Great Bernera which is linked to Lewis by way of a newly constructed road bridge. A variety of superb and unspoilt beaches and stunning coastline scenery is in close proximity.

Accommodation comprises ground floor, lounge, conservatory, bedroom, dining area, kitchen, utility and shower room. First floor comprises 2 bedrooms and bathroom. The kitchen has fitted floor and wall units with integrated appliances and space for dining table. The conservatory looks out onto the garden to the rear of the property.

Externally the property benefits from a large and secure outdoor space with drying area, mature and established garden and generous parking space with private drive.

The property benefits from having the local community centre with café, play park within walking distance and renowned Bosta Beach just 2 miles away.

Heating is by way of oil fueled boiler.

Doors and windows are of double-glazed uPVC design.

EPC - F

Accommodation

Front entrance: 1.50m x 1.04m
Front aspect double glazed UPVC exterior door with side panel. Laminate flooring. Walls and ceiling to emulsion. Access through 4 panel pine door to inner hall.

Inner hall with dining area:
Provides access to all rooms and stairway. Front aspect double glazed UPVC window.
2x single radiator. Laminate flooring. Walls and ceiling to a mix of wallpaper and emulsion.

Conservatory: 2.92m x 3.01m
Access through semi glazed pine door. Triple aspect double glazed UPVC windows, and double glazed UPVC exterior patio doors leading out onto rear garden. Tiled flooring. Walls to emulsion.

Lounge: 4.80m x 3.40m
Front aspect double glazed UPVC window. 1x double radiator. Laminate flooring. TV point. Walls and ceiling to a mix of wallpaper and emulsion. Built-in shelving and storage area. BT point.

Bedroom one: 3.13m x 3.33m
Rear aspects double glazed UPVC window looking out onto rear garden. Laminate flooring. 1x single radiator. Walls and ceiling to a mix of wallpaper and emulsion.

Kitchen: 4.24m x 2.67m
Rear aspect double glazed UPVC window with roller blind. Fitted floor and wall units with integrated stainless steel sink, gas hob and oven, and dishwasher. Stainless steel extractor fan with stainless steel splashback. Walls and ceiling to emulsion. Multiple downlighters. 1x double radiator. Tile flooring.

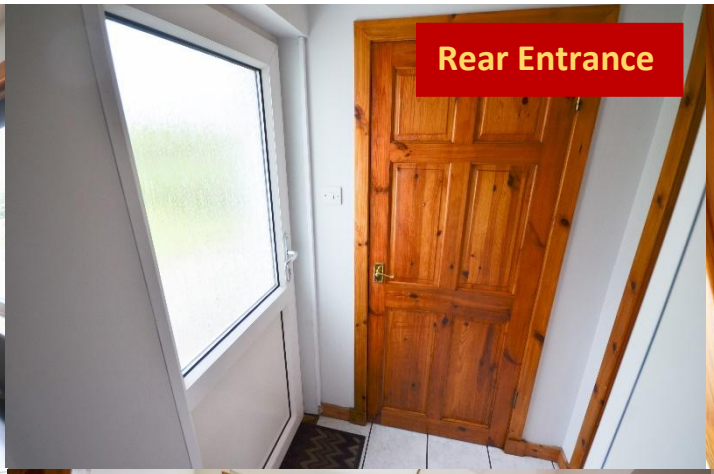
Rear entrance: 1.85m x 1.31m
Rear aspect double glazed UPVC exterior door. Tile flooring.

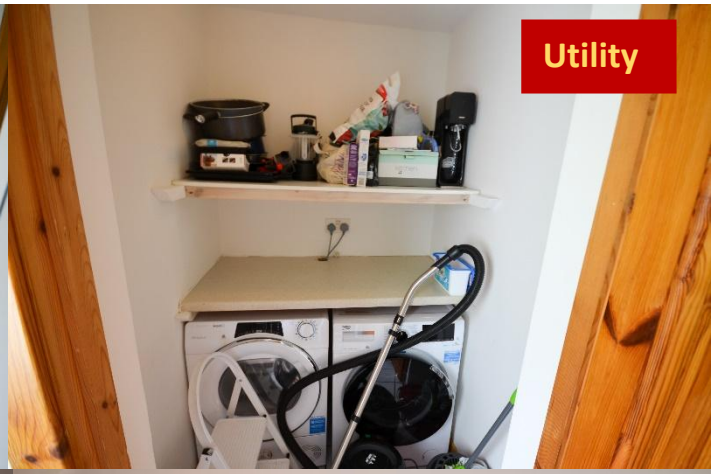
Utility cupboard: 1.27m x 1.26m
Space and plumbed for a washing machine and tumble dryer. Worktop space along with additional shelving storage space. Tiled floor.

Shower room: 1.57m x 1.72m
Front aspect of double glazed UPVC window with Venetian blinds. Two-piece toilet suite with separate quadrant shower enclosure. Walls and ceiling to a mix of emulsion and respatex. Wash basin splashback to tiles. Cupboard houses boiler. 1x single radiator.

Stairway:
Fitted carpet stairway with rear aspect double glazed UPVC window with Roman blinds. Under stair storage. Walls and ceiling to emulsion. Top landing, access to loft hatch. large storage cupboard. 1x single radiator.

Kitchen


Rear Entrance


Utility

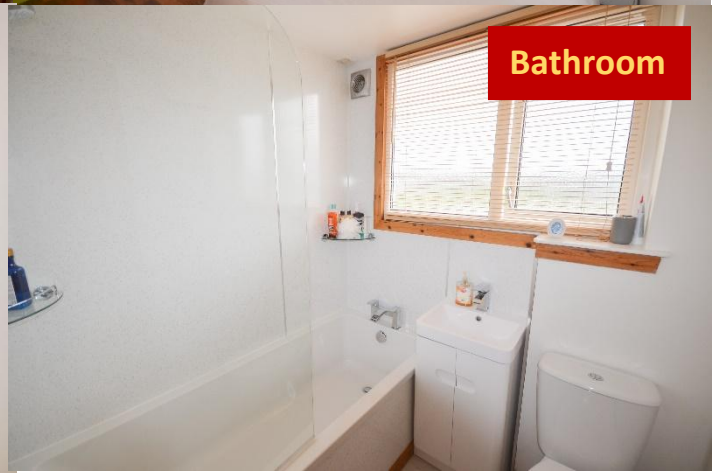
Shower room

Stairway

Bedroom 2

Bedroom 2

Landing


Bathroom

Accommodation

Bedroom two: 2.84 metres x 4.27m

Front aspect double glazed UPVC window with venetian blinds. Loft hatch. Access to Coombs. Built in wardrobe Laminate flooring. Walls and ceiling to emulsion finish. Views from window looking out over near by lochs and hills.

Bathroom: 1.89m x 1.79m

Front aspect double glazed UPVC window with Venetian blinds. Extractor fan. Three-piece bathroom suite with shower over bath. Wash basin with built in vanity cupboards. Laminate flooring. Walls and ceiling to a mix of emulsion and respatex.

Bedroom three: 3.13m x 3.99m

Front aspect double glazed UPVC window with stunning views over nearby lochs. Access to Coombs. 1x single radiator. Laminate flooring. Walls and ceiling to emulsion finish.

The only dedicated property centre in the Western Isles

Company Registration No: 228241 · Place of Registration: Scotland · Registered Office: 20 Francis Street

The Property Ombudsman

The above details are believed to be correct but are not definite; they are simply intended to indicate the main features of the property. These details will not form any part of a contract. Interested parties should satisfy themselves on all details. The availability of this list does not necessarily imply that any property is still available.
Company Registration No. 228241. Place of Registration: Scotland. Registered Office: 20 Francis Street, Stornoway, HS1 2NB.