

# 2 Derry Daff

ACHARACLE, HIGHLAND, PH36 4JL



*Offering flexible accommodation across two floors,  
together with a versatile garden room, generous  
parking and a lawned garden*



01463 211 116



[www.mcewanfraserlegal.co.uk](http://www.mcewanfraserlegal.co.uk)



[info@mcewanfraserlegal.co.uk](mailto:info@mcewanfraserlegal.co.uk)



This detached home offers comfortable and adaptable accommodation, with a layout that suits a variety of lifestyles, whether for family living, those looking to work from home or buyers seeking additional space for hobbies and recreation.

# THE LOUNGE



The entrance leads through to a welcoming lounge, where a stove creates a natural focal point and provides a cosy setting throughout the year.

# THE KITCHEN



The entrance leads through to a welcoming lounge, where a stove creates a natural focal point and provides a cosy setting throughout the year. The kitchen offers ample space for everyday cooking and dining, while an accessible shower room on the ground floor adds further practicality. Also on the ground floor is one of the property's three bedrooms, offering flexibility for guests, multi-generational living or anyone seeking single-level accommodation.



# THE SHOWER ROOM

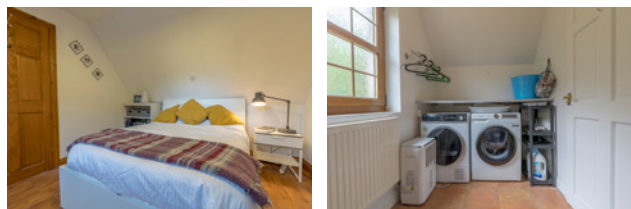


# BEDROOM 3



The first floor comprises two further bedrooms. The principal bedroom benefits from its own WC en suite, which also accommodates the washing machine and tumble dryer, making good use of the available space. A further bedroom completes the first floor accommodation.

# BEDROOM 1



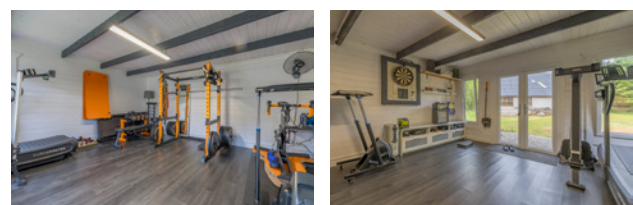
# BEDROOM 2



Adjoining the house is a garden room, currently arranged as a gym, although it could equally lend itself to a home office, studio, hobbies or simply provide additional space to suit individual requirements.

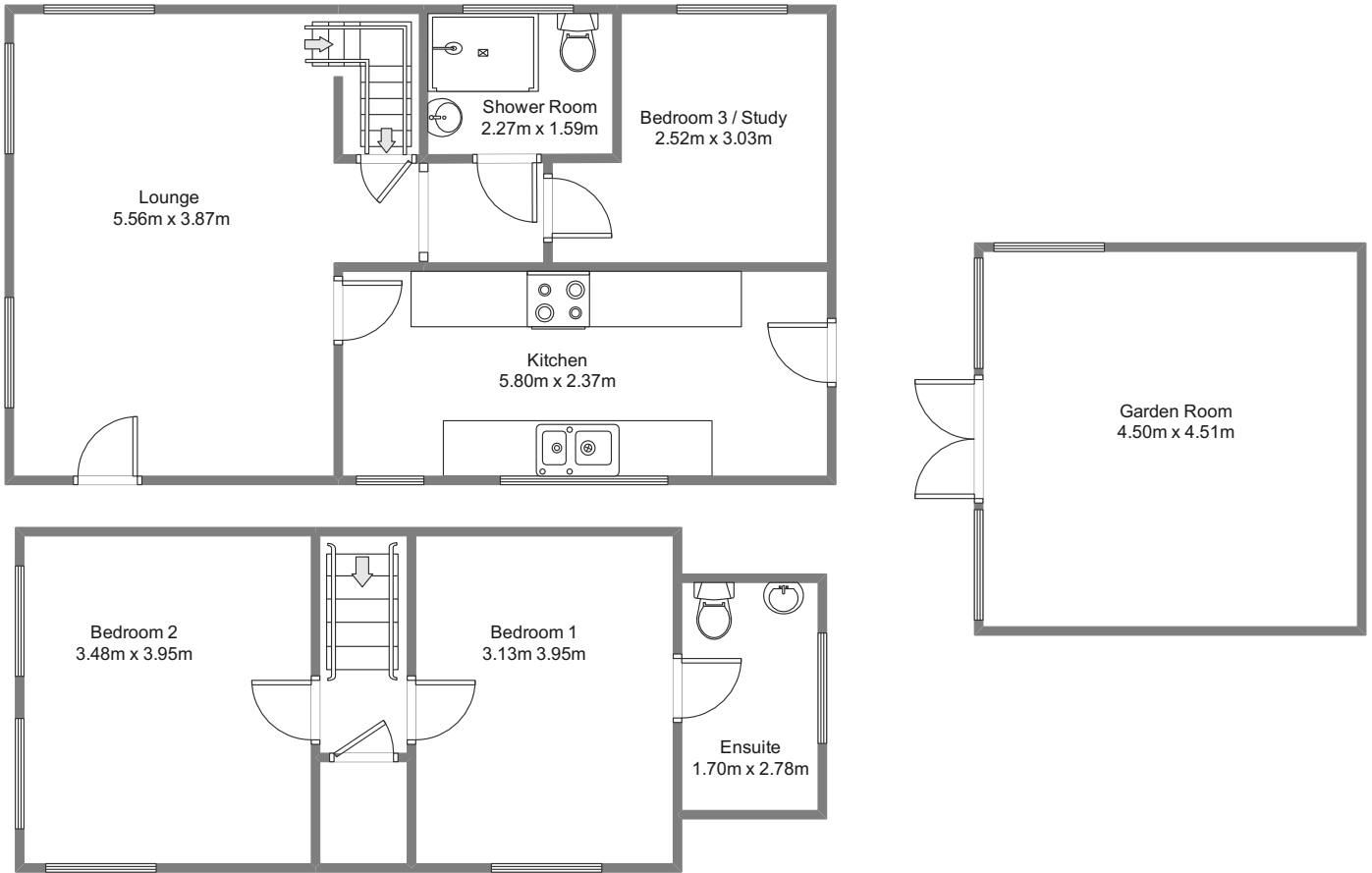
Outside, the garden is predominantly laid to lawn, providing plenty of room to enjoy the outdoors. A timber shed offers useful external storage, while generous off-street parking is available. The property also benefits from oil-fired central heating.

# THE LOUNGE



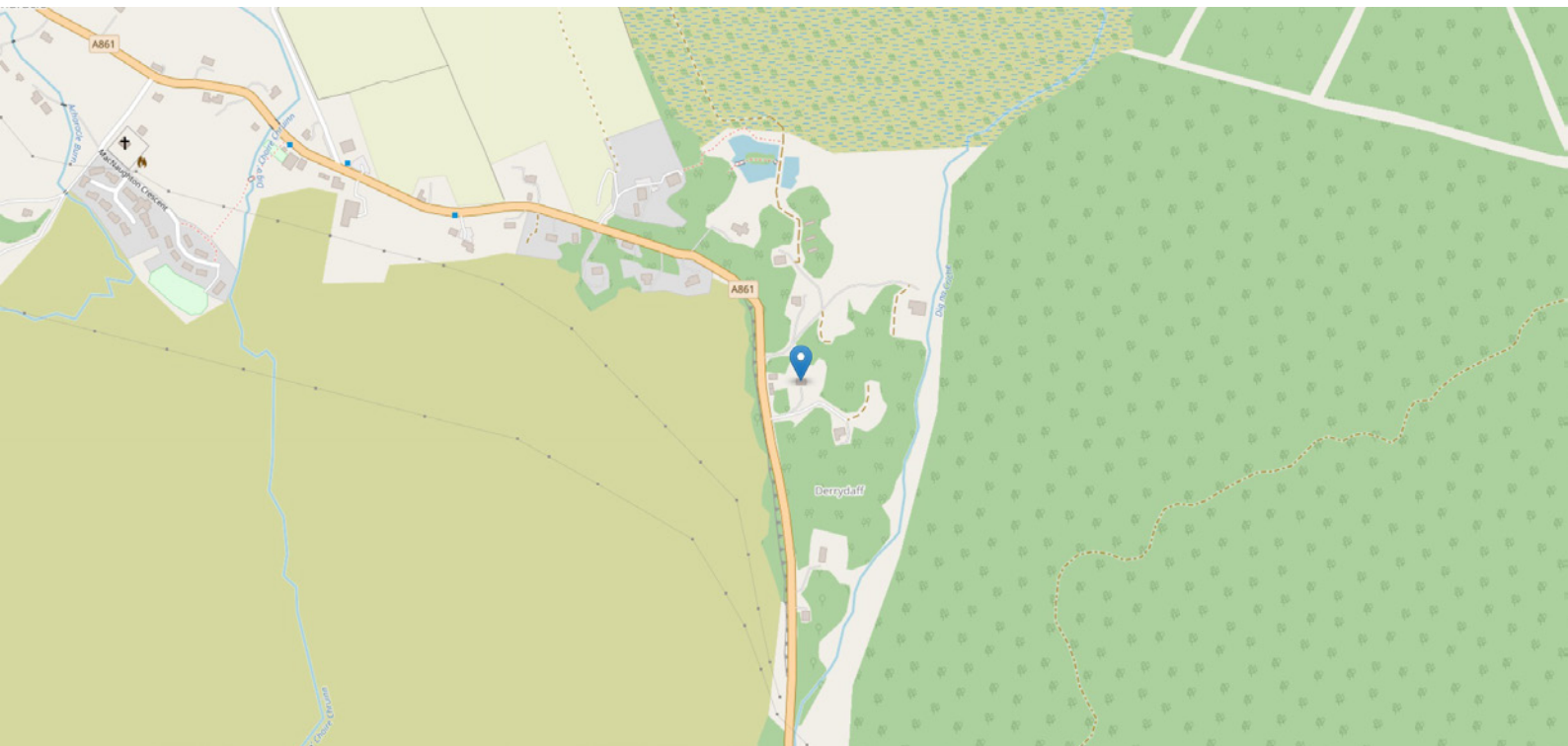


# FLOOR PLAN & DIMENSIONS



Approximate Dimensions (Taken from the widest point)

Gross internal floor area (m<sup>2</sup>): 90m<sup>2</sup> | EPC Rating: C



# THE LOCATION

Acharacle sits on the Ardnamurchan Peninsula, surrounded by some of the Highlands' most striking landscapes, where woodland, coastline and open countryside are all within easy reach. The village provides a range of everyday amenities including a shop, café, hotel, primary school, medical practice and community facilities, supporting a close-knit community throughout the year.





The surrounding area offers an abundance of opportunities for walking, cycling, fishing, kayaking and wildlife watching. The nearby coastline provides access to sheltered sea lochs and sandy beaches, while the ancient woodland of the nearby oak forests and the diverse landscapes of the peninsula make the area particularly popular with those who enjoy spending time outdoors.

There are regular ferry connections from nearby Kilchoan to Mull, while the Corran Ferry provides access to Fort William and onward travel throughout the Highlands. The area is also well placed for exploring destinations including Ardnamurchan Point, Castle Tioram, Kentra Bay and the white sands at Sanna, all of which showcase the natural beauty of this part of the west coast.

Combining local amenities with access to some of Scotland's finest scenery, Acharacle offers a welcoming setting for those seeking a permanent home, a change of lifestyle or a base from which to enjoy the wider Highlands.



  
Solicitors & Estate Agents

Tel. 01292 430 555  
www.mcewanfraserlegal.co.uk  
info@mcewanfraserlegal.co.uk

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Text and description  
**MARIE WOOD**  
Surveyor



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Designer

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