

Challenger Lodge

TOMICH, CANNICH, BEAULY, IV4 7LY



*A stunning highland retreat set in a tree lined surrounding
with stunning uninterrupted views across to Glen Affric*



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McEwan Fraser Legal is delighted to present this 3 bedroom detached bungalow in Tomich. The property has been immaculately kept and has had many improvements during the current owners stay such as a new mains fed oil heating system and a Scandinavian inset multi-fuel system in the lounge. The property has one of the most stunning views we have seen from the front windows, the lounge is a real treat to spend a lazy afternoon with a good book, and the views get even better from the added conservatory. But the real icing on the cake is the view from the owner's favourite spot at the back of the garden with its elevated position you have uninterrupted views for miles across to Glenn Affric.

The property comprises of:

- Large kitchen with a separate utility area
- Spacious living area with stunning views
- Dining area overlooking the garden
- 3 double sized bedrooms
- Family bathroom with bath and shower cubicle
- En-suite shower room
- Conservatory with panoramic views of the countryside
- 18ft x 12ft Garage
- Carport and Greenhouse



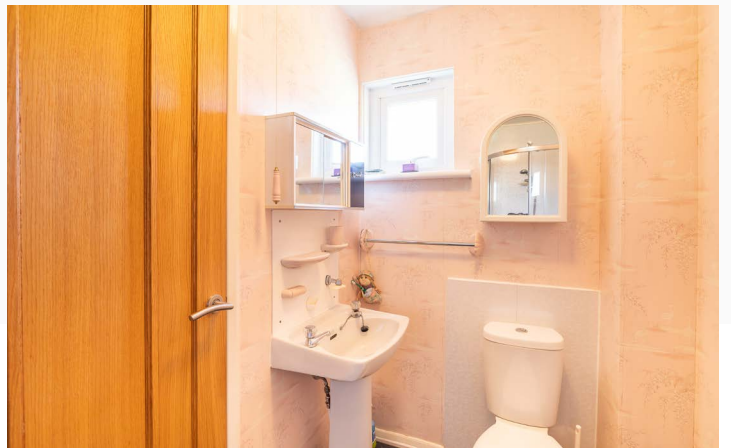
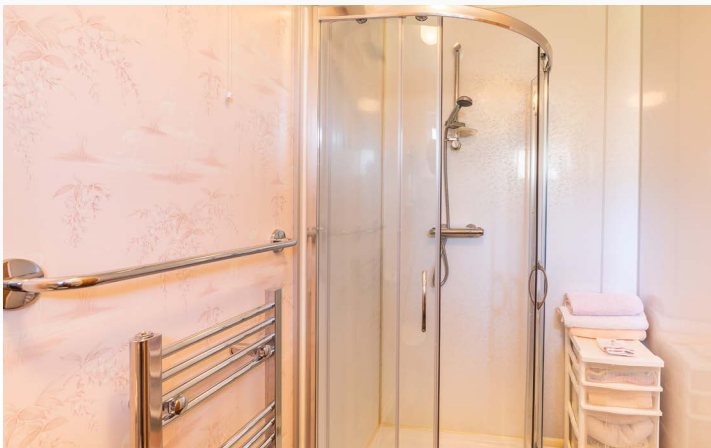
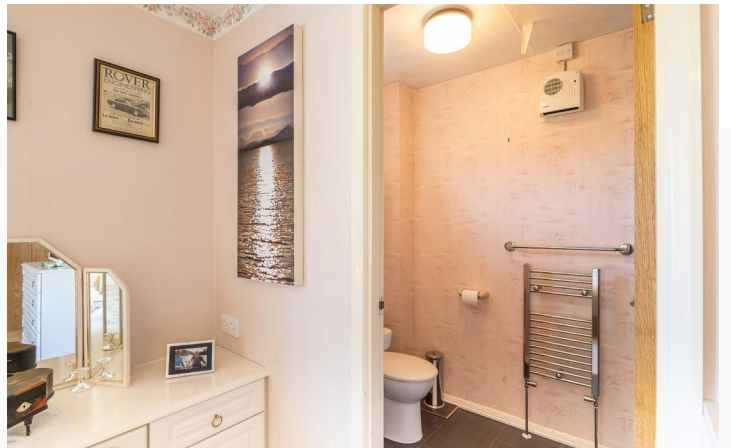
lounge/diner







conservatory

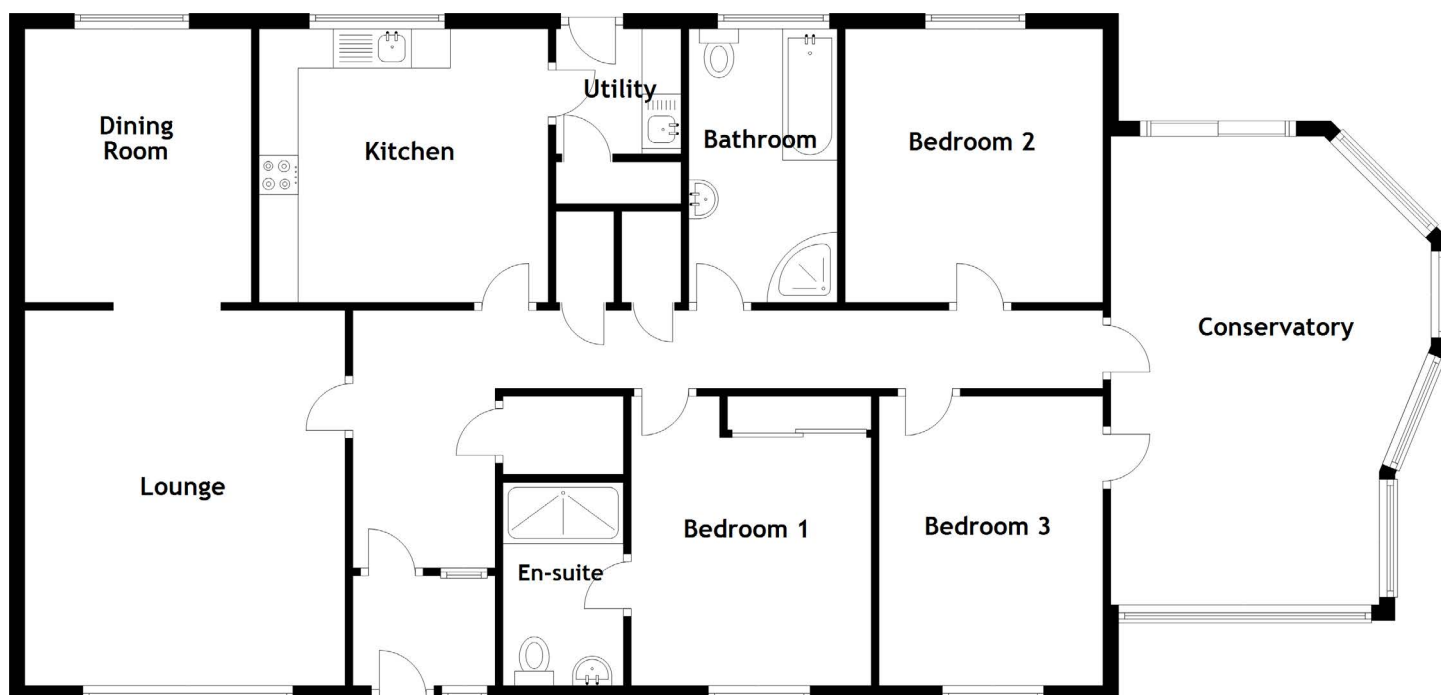


bedroom 1 & en-suite





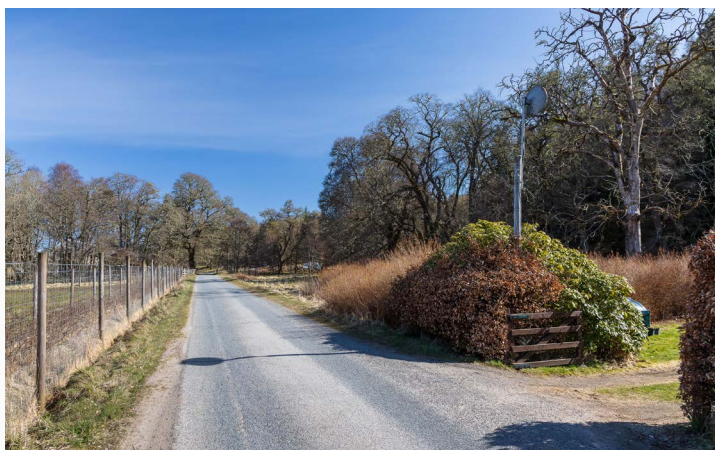
bathroom



Approximate Dimensions
(Taken from the widest point)

Lounge	4.80m (15'9") x 4.10m (13'5")	Bedroom 2	3.50m (11'6") x 3.30m (10'10")
Dining Room	3.50m (11'6") x 2.90m (9'6")	Bedroom 3	3.60m (11'10") x 2.90m (9'6")
Kitchen	3.70m (12'2") x 3.50m (11'6")	Bathroom	3.40m (11'2") x 1.90m (6'3")
Conservatory	5.90m (19'4") x 4.10m (13'5")	Gross internal floor area (m ²): 134m ² EPC Rating: D	
Utility	1.60m (5'3") x 1.60m (5'3")		
Bedroom 1	3.70m (12'2") x 2.90m (9'6")		
En-suite	2.61m (8'7") x 1.40m (4'7")		





In addition to this, the property is set on a sizeable plot that wraps around the property and backs on to woodland, this allows for scope to extend the property substantially, subject to local planning permissions being granted, you also have the added convenience of driveway parking for multiple cars. This is a rare opportunity to acquire a rural secluded bungalow in a fantastic location.

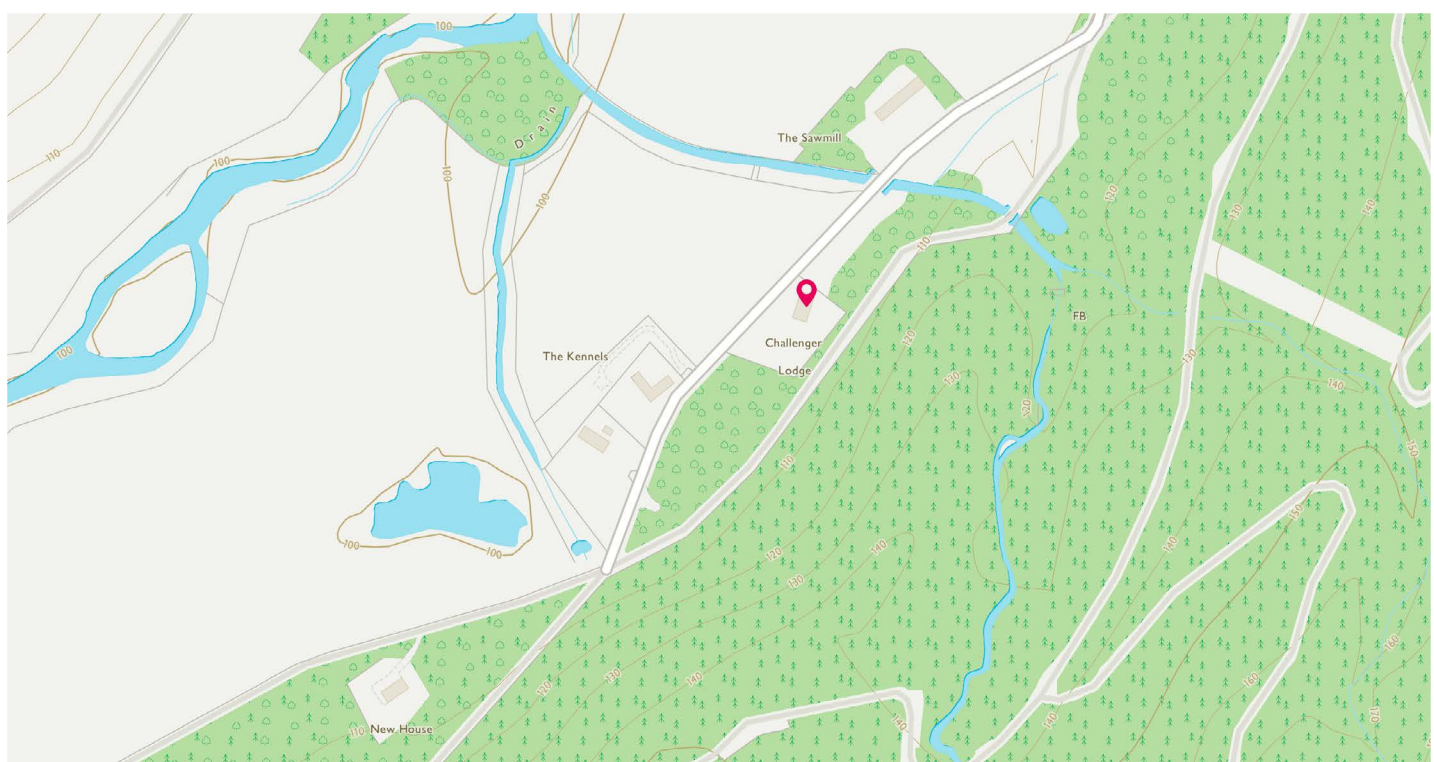
Whether you are looking for a highland retreat for the family or investment with the boom in Staycations then this property is an essential view.



Tomich is a Victorian village situated in the Scottish Highlands at the western end of Strathglass, approximately 30 miles from the capital of the Highlands, Inverness. Because of its inspiring scenery and history, the area is used for worldwide recognised events. These include worldwide Retriever gatherings, World Orienteering Championships and many others. Its current picturesque beauty means that Tomich and the surrounding area is now a very popular holiday destination being located in what is considered to be one of the most beautiful parts of the Highlands.

Amenities in Tomich include a small country house hotel, a post office, bike hire, a swimming pool and some lovely local restaurants.

The immediate area surrounding the property is stunning landscape and mountain views so you may want to enjoy taking in the views from the garden with a glass of wine or getting out and hiking and checking out some of the beautiful falls that are nearby such as dog falls, they are simply gorgeous.



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