



FEATURING A STUNNING UPGRADED KITCHEN, FLEXIBLE LAYOUT, AND TIMELESS CHARM THROUGHOUT



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Riversdale is an imposing and grand detached home, perfectly located just minutes from the centre of Granttown-On-Spey. From the moment you step through the exquisite stained glass front door, you'll be captivated by its blend of timeless character and modern upgrades.

The flexible layout offers versatile accommodation, making this property ideal for a variety of uses, from a spacious family home to a holiday let or guesthouse.

The ground floor boasts two magnificent reception rooms with bay-style windows. One of these rooms currently functions as a comfortable lounge that seamlessly transitions through to a charming conservatory. The other room has the potential to be used as a more formal dining room, although it currently houses the sellers Lego collection.





The heart of the home is undoubtedly the recently installed kitchen and dining area, finished in a striking deep blue. This space is perfect for culinary enthusiasts and social gatherings, with a breakfast bar and dining table offering a family-friendly and stylish setting. A high-quality utility room, seamlessly integrated into the kitchen, transitions into a practical boiler room, complete with a biomass boiler and a wood store.



Towards the rear of the house, a large additional reception room provides the option of a secondary lounge or extra sleeping accommodation and boasts a secondary staircase leading to the first floor. There is also a charming library snug area, a home office ideal for remote working, and a convenient downstairs bathroom.



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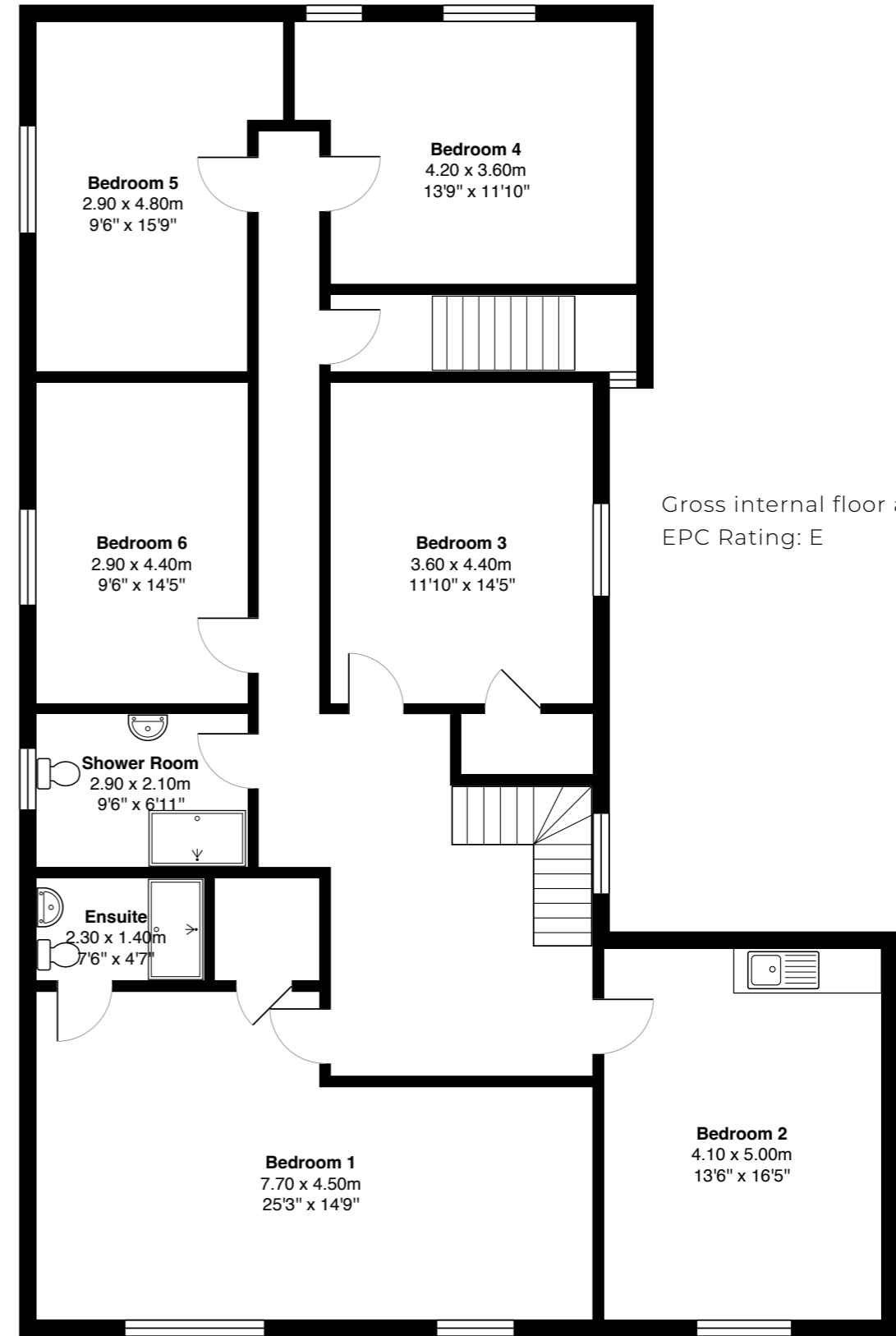
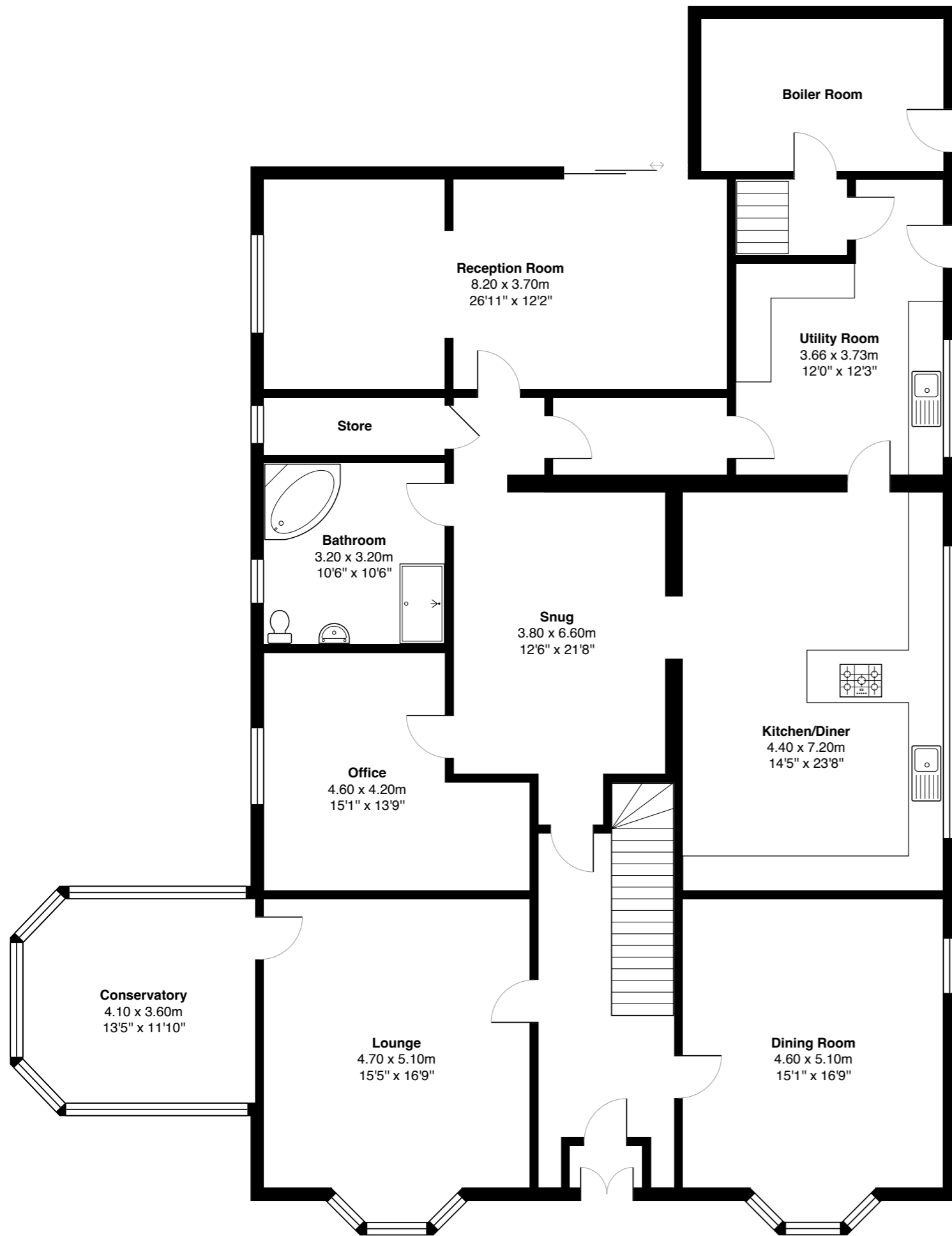
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On the first floor, there are six bedrooms, including one with an en suite shower room. One of the rooms has been transformed into a games room, complete with a pool table, kitchenette, and projector. A family shower room caters to the additional bedrooms and guests.







Gross internal floor area (m²): 374m²
EPC Rating: E



Outside, the property boasts driveway parking at the front, a spacious rear garden, and a detached outbuilding. Additionally, there are foundations and planning in place for a new garage or outbuilding, complete with electric services already running to it, ready to be constructed if a new owner requires it. Riversdale's adaptable design, offering between five and seven bedrooms, makes it a unique opportunity for a family home or a lucrative rental investment.

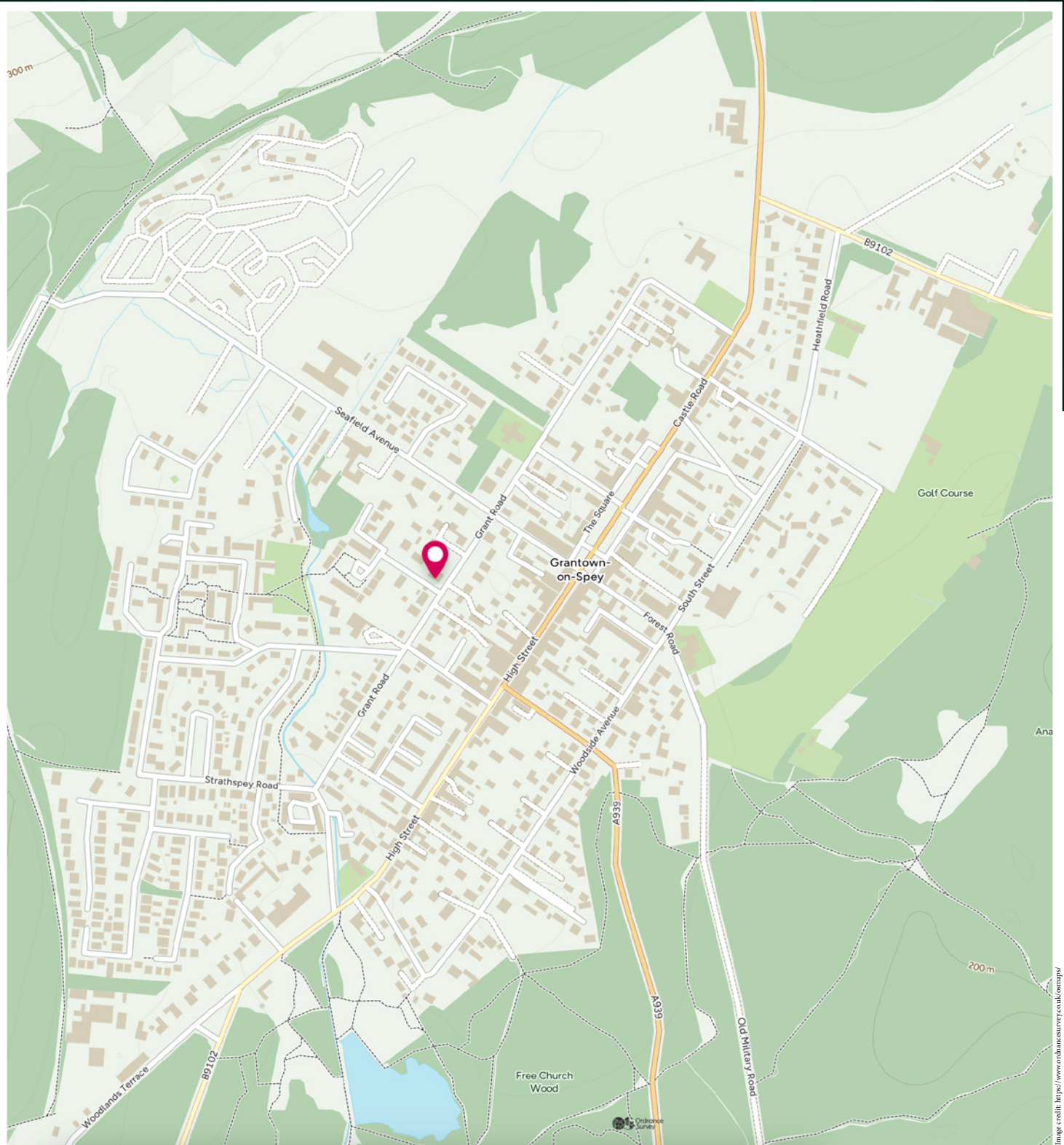
THE LOCATION

Grantown On Spey epitomises the charm of Highland living, nestled halfway between the breathtaking Cairngorm National Park and the exhilarating Lecht Ski Centre. Just 14 miles from the bustling hub of Aviemore, this town offers a perfect blend of serene landscapes and vibrant amenities. Meander through the thriving traditional high street, adorned with a superb range of shops, complemented by an array of inviting restaurants and bars.



Outdoor enthusiasts are spoiled for choice with an extensive selection of activities, including walking and bird watching in the nearby Anagach ancient pine forest, golfing at Grantown, with extensive skiing, hillwalking and climbing in the Cairngorm mountains

Nearby waterways such as Loch Insh, Loch Morlich, and the majestic River Spey offer opportunities for various water sports. Embark on unforgettable adventures with visits to the Cairngorm Mountain Railway, the Cairngorm Reindeer Centre, or the Highland Wildlife Park at Kingussie. Delve into local history at the Grantown Heritage Museum, explore the wonders of Landmark Forest Adventure Park, or marvel at the avian splendour of the RSPB Reserve at Loch Garten. Sports enthusiasts can tee off at the challenging Spey Valley golf course or indulge in the leisurely offerings of the Dalfaber Resort.



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