

6 The Moorings

LOCH NESS HIGHLAND LODGES, INVERMORISTON, INVERNESS, IV63 7YE



*A LUXURIOUS 2-BEDROOM HIGH-SPEC
LODGE THAT COULD BE YOUR HOME FROM
HOME ON THE SHORES OF LOCH NESS*



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Welcome to 6 The Moorings, a truly exceptional holiday lodge that combines unparalleled luxury with the awe-inspiring beauty of the Scottish Highlands. Situated just steps from the glistening waters of Loch Ness, this meticulously crafted property offers a rare opportunity to own a piece of Highland serenity. Perfect for tranquil getaways or as an investment in one of Scotland’s most iconic locations, this lodge is the ultimate escape into nature, comfort, and elegance.

Owned under its own freehold Title, the lodge is sited on a leasehold plot of 279m2 in area, with ample parking for up to 4 vehicles.

This lodge is in immaculate condition, having never been rented out and used only lightly by its owners. While not brand new, it has been meticulously cared for and maintained to the highest standards including a top of range maintenance free Canadian cladding system, offering all the benefits of a top-tier holiday retreat without compromise.





At the heart of the lodge lies a spacious living area measuring an impressive 20ft by 17ft. The open-plan design is flooded with natural light, thanks to the large windows and two additional sets of double doors that connect seamlessly to the outdoor decking. This creates an atmosphere of effortless indoor-outdoor living, where you can feel immersed in the breathtaking scenery even while relaxing indoors. The flame-effect electric fire adds a cosy ambiance, while a discreet entertainment center ensures modern convenience with one of the four integrated TV/DVD players.

The fully fitted kitchen is both stylish and functional, offering ample counter space, high-quality appliances, and everything needed for culinary creations. Whether you're preparing a quick breakfast or a gourmet dinner, the kitchen is perfectly suited for entertaining or quiet family meals.

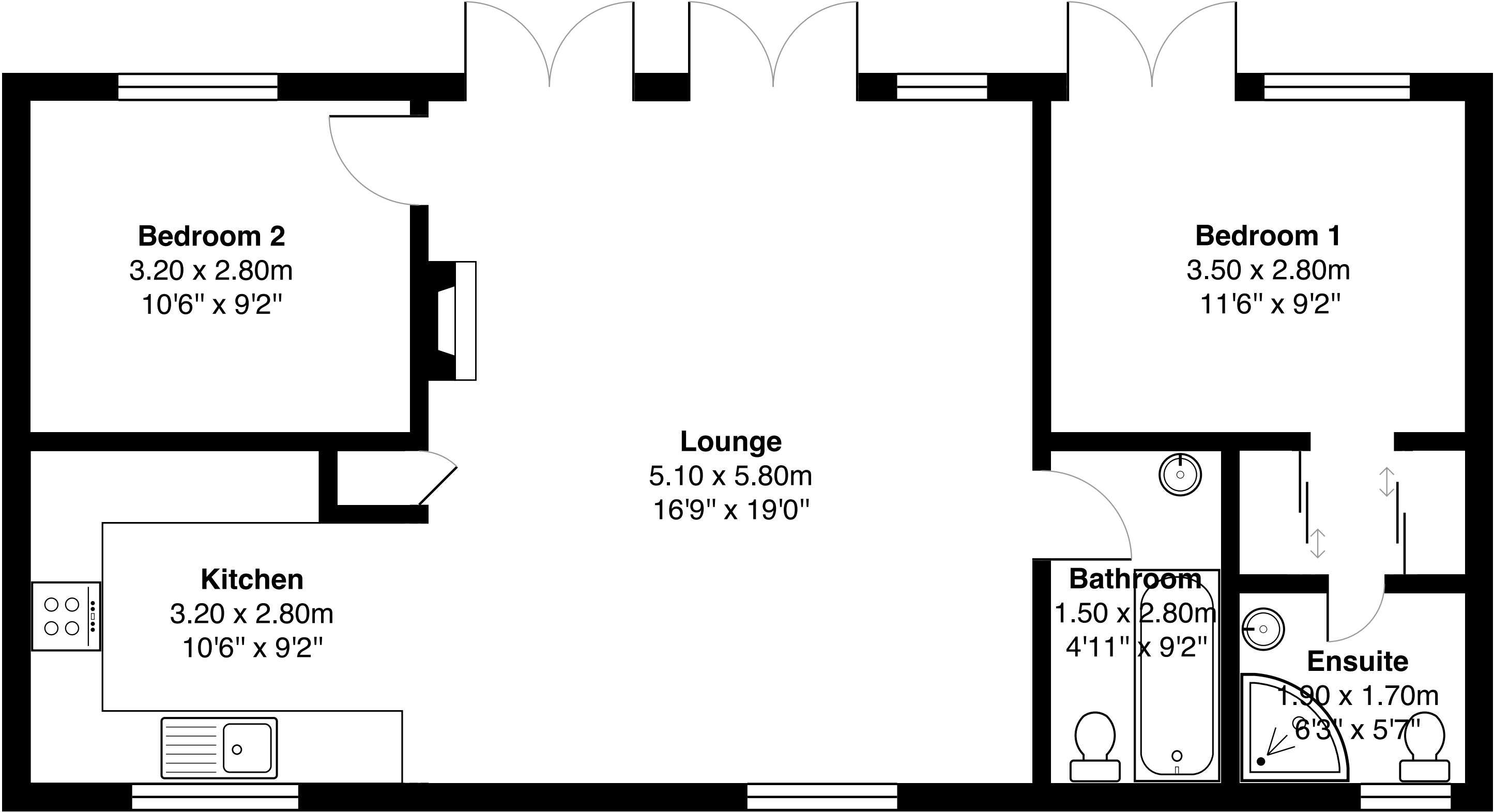




The lodge features two beautifully appointed double bedrooms, each designed with relaxation in mind. The master suite is a haven of comfort, boasting a super king-size bed with plush linens and a private patio door that opens directly onto the decking. Imagine waking to the gentle sounds of water lapping at the shore or savoring a morning coffee as soft breezes flow in. The second bedroom is equally inviting, perfect for family or guests.



The property offers two thoughtfully designed bathrooms, providing both luxury and practicality. The spa bath is ideal for indulgent soaks after a day exploring the Highlands, while the corner tower shower adds a touch of modern elegance.





Step outside onto the expansive decking area which measures around 34m², where the tranquil beauty of Loch Ness is your constant companion. Protected by a sleek glass balustrade, the decking is an ideal space for al fresco dining, morning yoga, or simply soaking up the views. A private hot tub, tucked away with screening on two sides and frosted glass for added seclusion, provides a sanctuary for stargazing with a glass of champagne or unwinding after a day of adventure and exploration.

The property has undergone a full makeover to ensure it meets the highest standards of quality and comfort. The exterior is clad in durable timber resin designed to withstand Canadian winters, blending rugged strength with natural beauty. Inside, new flooring runs throughout, complementing the carefully selected furnishings that come with the property. Gas central heating ensures warmth during cooler months, making this a year-round retreat.

Accessible through a private gated parking area, the lodge is ready to welcome you. Fully furnished and equipped, it offers immediate comfort and relaxation from the moment you arrive. Whether you're drawn by the serene surroundings, the luxurious amenities, or the opportunity to experience Highland living at its finest, 6 The Moorings is a property that must be seen to be truly appreciated.

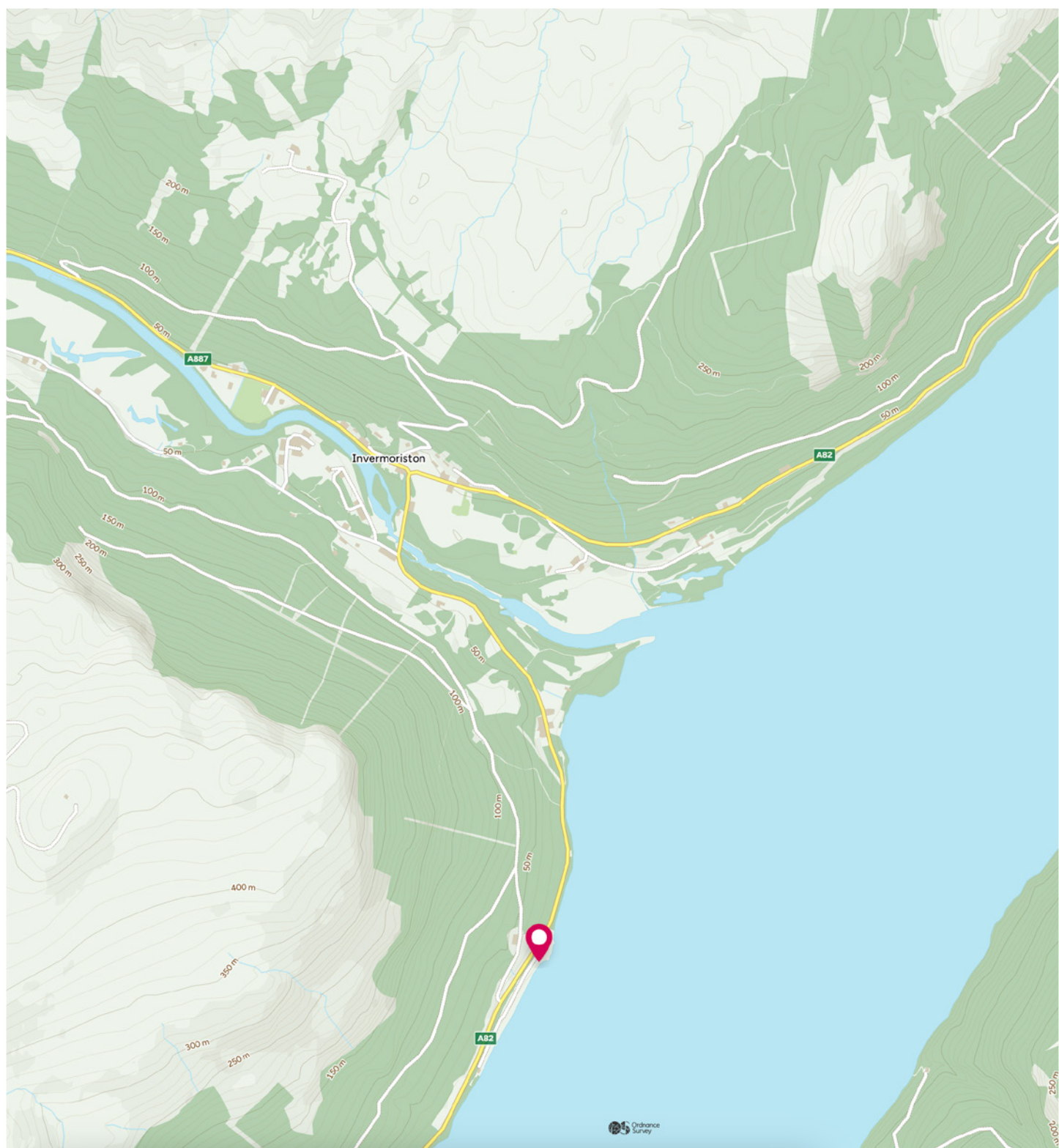


Set on the shores of the world-renowned Loch Ness, Loch Ness Highland Lodges provide a captivating retreat with breathtaking views of the serene and iconic landscape. Ideally located within easy reach of Fort Augustus and equidistant from Fort William, Skye, and Inverness, this idyllic setting offers the perfect opportunity for an exceptional holiday home or rental opportunity. With its tranquil waters and majestic scenery, Loch Ness provides an inspiring backdrop for both relaxation and adventure.

The nearby village of Invermoriston offers essential amenities, including a shop, café, and hotel. A short drive away, Fort Augustus and Drumnadrochit provide additional conveniences such as a Post Office, supermarkets, bars, and restaurants, ensuring that everything you need is close at hand.

Fort Augustus, only seven minutes by car, is a hub of scenic beauty and outdoor activities. The Great Glen Way, a popular walking route, passes through the area, offering stunning trails and viewpoints. The Caledonian Canal Centre is another highlight, where you can take a relaxing boat trip on Loch Ness or watch vessels navigating the historic locks.

For adventure seekers, Loch Ness is a haven for water sports enthusiasts, with activities suitable for all ages and skill levels. The surrounding landscape is perfect for hillwalking, fishing, and mountain biking, while skiing at the Nevis Range in Fort William ensures year-round excitement for outdoor lovers.



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