

Flat 8 Lancaster Gate

MANSON TERRACE, LOSSIEMOUTH, IV31 6NB



Bright and spacious two-bedroom ground-floor flat with open views, parking, shared garden, excellent storage and fantastic potential in Lossiemouth



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Situated in an elevated position within the highly sought-after coastal town of Lossiemouth, this spacious two-bedroom ground-floor flat offers comfortable, accessible living in a convenient residential setting. Ideally located within walking distance of both primary and secondary schools, the property is perfectly suited to first-time buyers, small families, downsizers and buy-to-let investors seeking a well-positioned home close to local amenities.

THE LIVING ROOM



The accommodation is bright and generously proportioned throughout, with large windows allowing an abundance of natural light to flood the living spaces. The well-laid-out interior provides comfortable and practical living, all conveniently arranged on the ground floor, making it an excellent choice for those seeking accessible accommodation.

THE KITCHEN

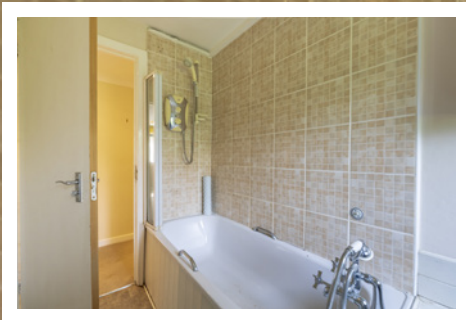




Having been well cared for over the years, the property offers a fantastic blank canvas for purchasers wishing to put their own stamp on a home. While some cosmetic updating may be desirable, this presents an exciting opportunity to personalise the interior to individual tastes and potentially add further value over time.

Further enhancing its practicality, the property benefits from excellent storage provision, including useful hallway storage and additional cupboard space within the kitchen, helping to maximise convenience for everyday living.

THE BATHROOM



BEDROOM 1



BEDROOM 2



Externally, the property benefits from an allocated off-road parking space, a shared garden area and a useful external store, providing valuable outdoor space and additional storage. The elevated setting enhances the attractive outlook, creating a pleasant and peaceful environment from which to enjoy the surrounding area.

This is an excellent opportunity to acquire a spacious and versatile property in a popular location, offering strong appeal as a first home, family residence or investment purchase, with the added benefit of being a blank canvas ready for a new owner to modernise and personalise to their own style.

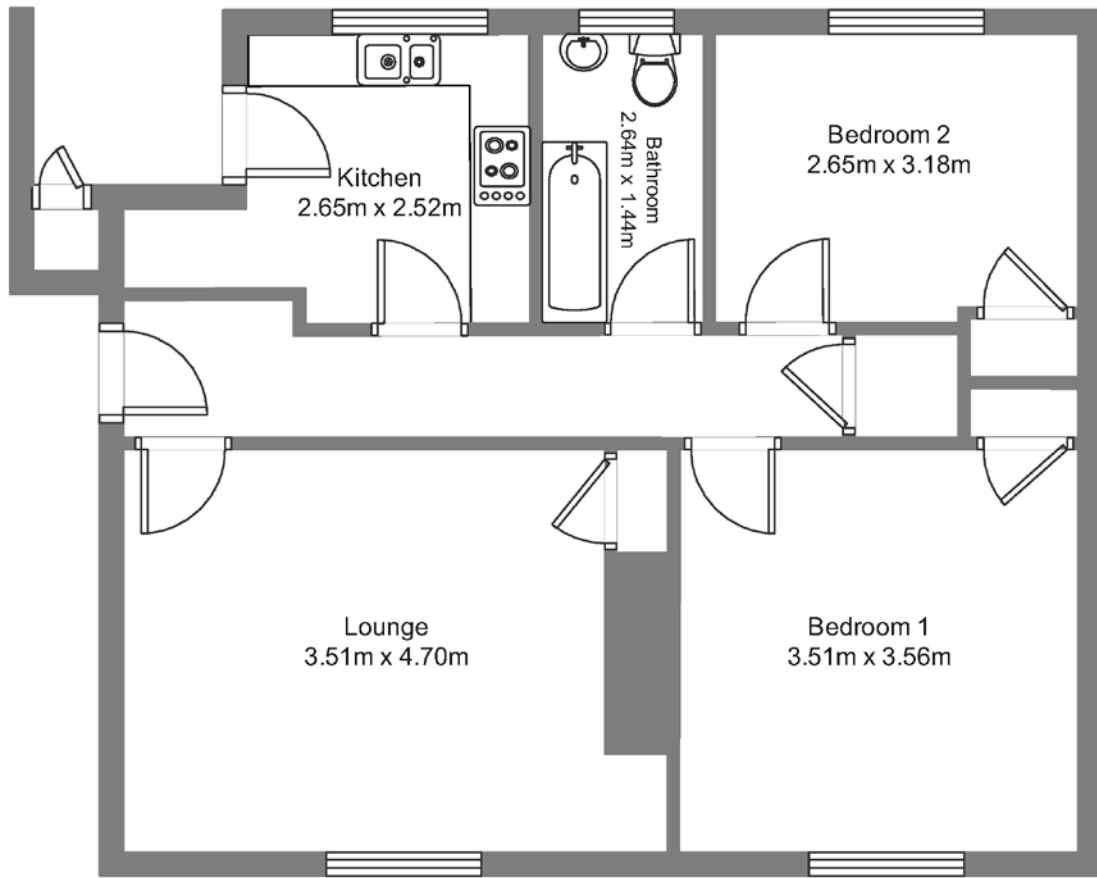
EXTERNALS



Key Features

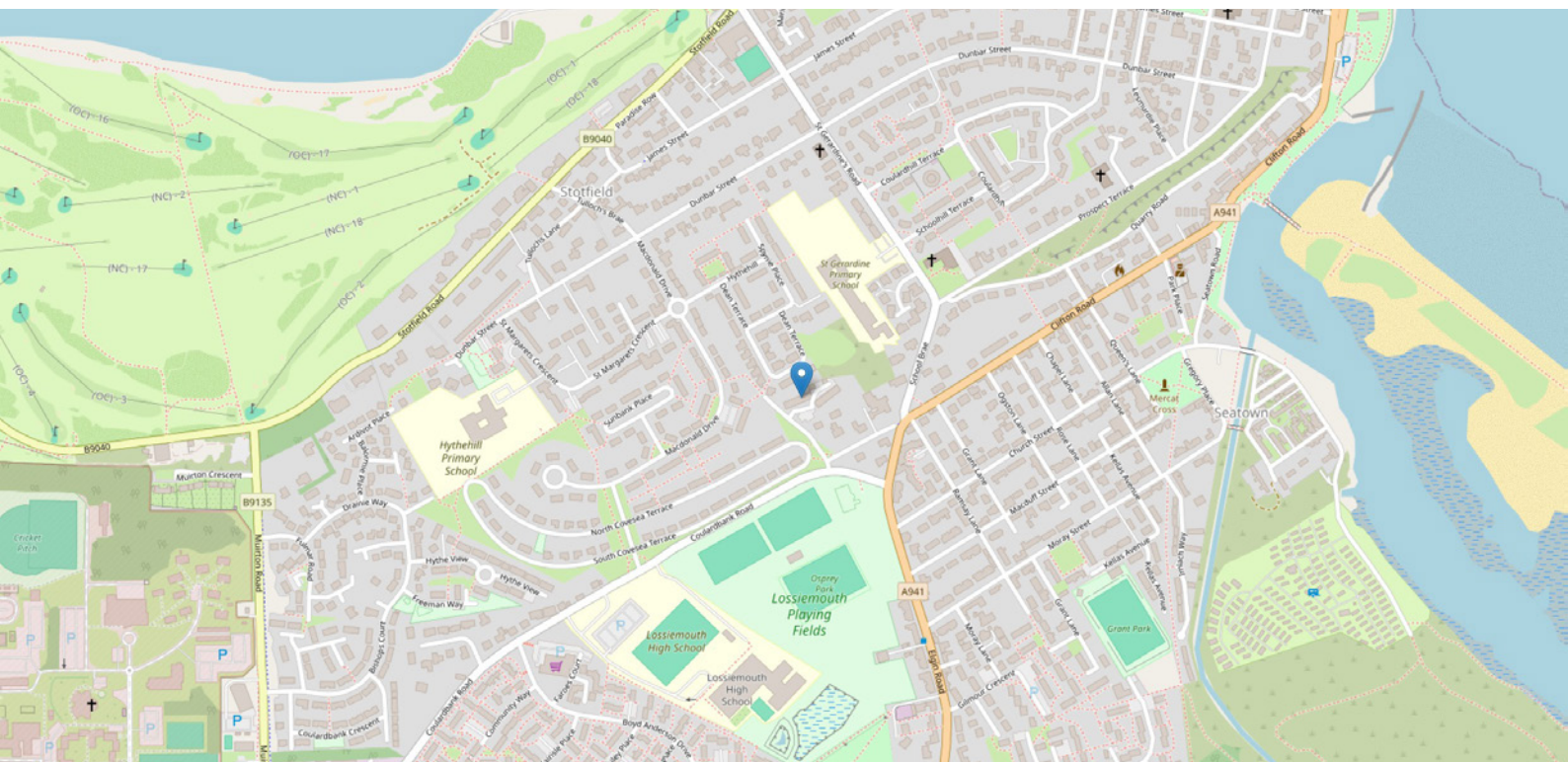
- Spacious two-bedroom ground-floor flat
- Accessible accommodation throughout
- Elevated position with wonderful open views
- Fantastic blank canvas offering scope to modernise and personalise
- Bright and generously proportioned rooms
- Opportunity for cosmetic modernisation and personalisation
- Excellent internal storage throughout
- Hallway storage cupboard
- Additional kitchen cupboard storage
- Walking distance to primary and secondary schools
- Ample off-road parking
- Shared garden area
- External store providing additional storage
- Ideal first-time purchase
- Excellent buy-to-let investment opportunity
- Scope to add value and create a home tailored to individual tastes
- Suitable for small families and downsizers
- Popular coastal location in Lossiemouth

FLOOR PLAN & DIMENSIONS



Approximate Dimensions (Taken from the widest point)

Gross internal floor area (m²): 65m² | EPC Rating: F



THE LOCATION

Lossiemouth is one of Moray's most desirable coastal towns, renowned for its stunning sandy beaches, picturesque harbour and excellent range of local amenities. Often referred to as the "Jewel of Moray", the town offers an enviable lifestyle combining coastal beauty with everyday convenience.





The property enjoys a convenient residential setting within easy reach of a variety of amenities, including supermarkets, independent shops, cafés, restaurants and leisure facilities. Families are particularly well served by the excellent local schooling, with both primary and secondary schools located within walking distance.

Outdoor enthusiasts are spoiled for choice, with beautiful East and West Beaches, scenic coastal walks, championship golf courses, a marina and opportunities for water sports all close by. The town also benefits from strong transport links to Elgin, Inverness and Aberdeen, making it an attractive location for commuters as well as those seeking a relaxed coastal lifestyle.

Combining excellent amenities, highly regarded schools and breathtaking coastal scenery, Lossiemouth continues to be one of the most sought-after locations in Moray for homeowners and investors alike.



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