



14 Prospect Street
Camelon FK1 4AZ
Offers Over £210,000

Caesar & Howie
Solicitors & Estate Agents



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Camelon, Falkirk FK1 4AZ

An excellent home which will suit a variety of buyers is offered from this well presented three bedroom semi detached villa. It boasts an fantastic open plan lounge/dining room, additional conservatory and excellent garden ground to the front, side and rear. The front has been paved for easy off street parking, leading to a single garage. It further benefits from being ideally located within easy reach of all local amenities, schooling at all levels, and excellent road and rail links to both Edinburgh and Glasgow make it ideal for the commuter. Early viewing is highly recommended to fully appreciate this property and it's position. Early/flexible entry is available with no onward buying chain involved.

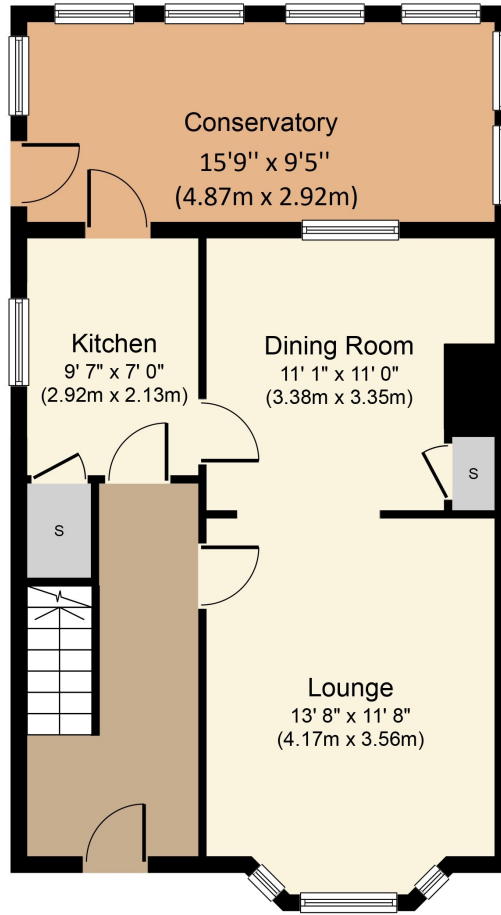
- **Entrance Hallway**
- **Spacious Lounge/Dining Room**
- **Kitchen & Conservatory**
- **Three Bedrooms**
- **Bathroom**
- **Gardens, Garage & Driveway**
- **GCH & DG**
- **Council Tax Band: D**
- **Energy Efficiency Rating: TBC**



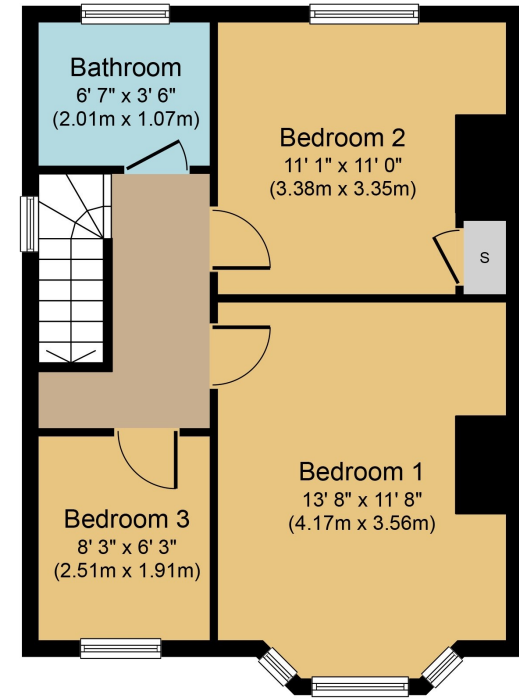
Viewings: Strictly by appointment through Caesar & Howie on 01506 435306 or email kma@caesar-howie.co.uk



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Ground Floor



First Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.