

23 LYLE CRESCENT, BISHOPTON. PA7 5LD.

CASTLEHEAD PROPERTIES ARE DELIGHTED TO BRING TO THE MARKET, THIS RARELY AVAILABLE ONE BEDROOM BUNGALOW IN SOUGHT AFTER LOCALE OF BISHOPTON. THIS ONE BEDROOM EXQUISITE END TERRACED BUNGALOW HAS BEEN COMPREHENSIVELY AND STYLISHLY REFURBISHED AND MODERNISED TO AN IMPRESSIVE STANDARD. EARLY VIEWING HIGHLY RECOMMENDED TO AVOID DISAPPOINTMENT.

- GAS CENTRAL HEATING
- MODERN FITTED KITCHEN
- SOUGHT AFTER LOCALE
- REFURBISHED TO AN IMPRESSIVE STANDARD
- DOUBLE GLAZING
- MODERN FITTED SHOWER ROOM
- CLOSE TO LOCAL AMENITIES & TRANSPORT LINKS
- TENURE - ABSOLUTE OWNERSHIP

OFFERS OVER £125,000

OPEN PLAN LOUNGE/KITCHEN 22' 0" x 13' 0"
(6.70M x 3.97M)

BRIGHT OPEN PLAN LOUNGE/ KITCHEN, STYLISH AND MODERNISED TO AN IMPRESSIVE STANDARD.

LOUNGE

BRIGHT LOUNGE WITH A MODERN PANELLED FEATURE WALL WITH MOUNTED TV. GLASS DOOR LEADING TO THE HALLWAY. LIGHT GREY WALLS WITH OAK EFFECT HERRINGBONE LAMINATED FLOORING.

KITCHEN

NEWLY FITTED KITCHEN WHICH OFFERS A WOW FACTOR, GENEROUS GREY BASE AND WALL MOUNTED UNITS, HIGH SPEC SLIMLINE WORKTOPS AND MODERN SPLASHBACK TILING. GAS HOB, EXTRACTOR, INTEGRATED DISH WASHER AND WASHING MACHINE AND FREE STANDING FRIDGE FREEZER. OAK EFFECT HERRINGBONE LAMINATED FLOORING

MID HALL 6' 8" x 6' 3" (2.04M x 1.90M)

PROVIDES ACCESS TO THE BEDROOM AND SHOWER ROOM. TWO STORAGE CUPBOARDS. LIGHT GREY WALL WITH OAK EFFECT HERRINGBONE LAMINATED FLOORING.

BEDROOM 10' 6" x 8' 11" (3.21M x 2.72M)

GOOD SIZED DOUBLE BEDROOM WITH WINDOW TO THE REAR OF THE PROPERTY. LIGHT GREY WALLS WITH DARKER GREY CARPET.

SHOWER ROOM 8' 8" x 5' 10" (2.64M x 1.77M)

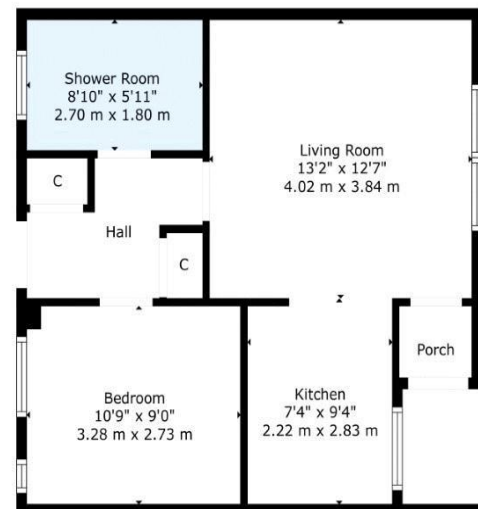
NEWLY FITTED SHOWER ROOM WITH FULL HEIGHT MARBLE TILING, GENEROUS FULLY ENCLOSED SHOWER TRAY WITH CONCEALED SHOWER UNIT, ATTRACTIVE VANITY UNIT WITH BUILT IN SINK, WC AND FEATURE ELECTRIC MIRROR CAN BE FOUND. ALL COMPLIMENTED WITH CHIC BRUSHED BRASS FITTINGS. BRUSHED BRASS TOWEL RAIL.

REAR GARDEN

GREAT SIZED PRIVATE REAR GARDEN, WITH WOODEN FENCE AROUND THE FULL OUTSKIRTS.

VESTIBULE 3' 7" x 2' 11" (1.08M x 0.88M)

THE TILED ENTRANCE VESTIBULE PROVIDES ACCESS TO THE OPEN PLAN LOUNGE/ KITCHEN AREA.



TOTAL: 456 sq. ft, 42 m²
FLOOR: 1: 455 sq. ft, 42 m²
EXCLUDED AREAS: PORCH: 39 sq. ft, 3 m²
Floor Plan Created by Cubicase Apps. Measurements Deemed Highly Reliable But Not Guaranteed.

As a regulated business we are required to comply with the "The Money Laundering, Terrorist Financing and Transfer Funds (Information on the Payer) Regulations 2017. Intending purchasers will be asked to produce documentation to satisfy these requirements on acceptance of a formal offer. These will include proof of identification, proof of address and proof of funds to facilitate the purchase including deposit and any loan funds. Your cooperation in this is greatly appreciated.

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