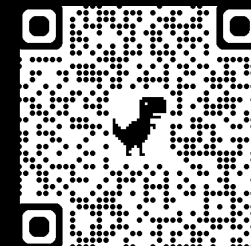


FOR SALE

OFFERS OVER
£105,000



Scan for more information



Lanark

St Nicholas Road
ML11 7HN

Council Band A

2 BEDROOM TERRACED

Mid Terrace Villa | Entrance Hallway | Living Room | Kitchen | 2 Bedrooms | Bathroom | Gas
Central Heating | Double Glazing | EPC - C



Arrange a viewing: 01555 661435
www.morisonandsmith.com



St Nicholas Road



A well presented mid terrace property in the popular Burgh of Lanark. The property comprises; Hallway, Living Room, Kitchen, Two Double Bedrooms, Bathroom, Gas Central Heating, Double Glazing, Gardens to Front & Rear. EPC-C

The entrance hallway provides access to the living room, stairs to the upper floor and under stair storage cupboard.

The good sized living room has windows to both front and rear allowing ample natural daylight. Light neutral decor with a carpeted floor covering.

The kitchen has been recently renovated with a good range of base and wall mounted units and contrasting worktop. Inset stainless steel sink and drainer with mixer tap and inset electric hob with oven below. It has the added benefit of having a traditional pantry style cupboard. A rear facing window allows natural light and a door leads out to the back garden.

The upper landing provides access to the two double bedrooms and bathroom.

Bedroom one is a generously proportioned front facing double with storage provided via a cupboard over the stairs.

Bedroom two is another good-sized rear facing double again with built in storage.

The bathroom has been recently decorated with modern splash-panelling and consists of WC, wash handbasin and bath with electric shower over.

Externally, the front garden is mainly laid to lawn with mature shrubs borders. A set of concrete steps lead to the front door. The enclosed rear garden is terraced and is mainly laid to lawn with concrete slabs paths and patio. A pend close, provides bin access.



Accommodation

Hallway 1.9m x 2.34m

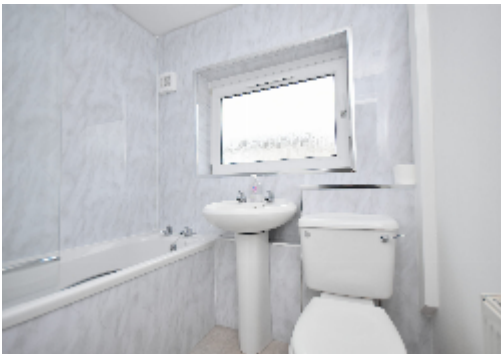
Living Room 5.51m x 3.14m

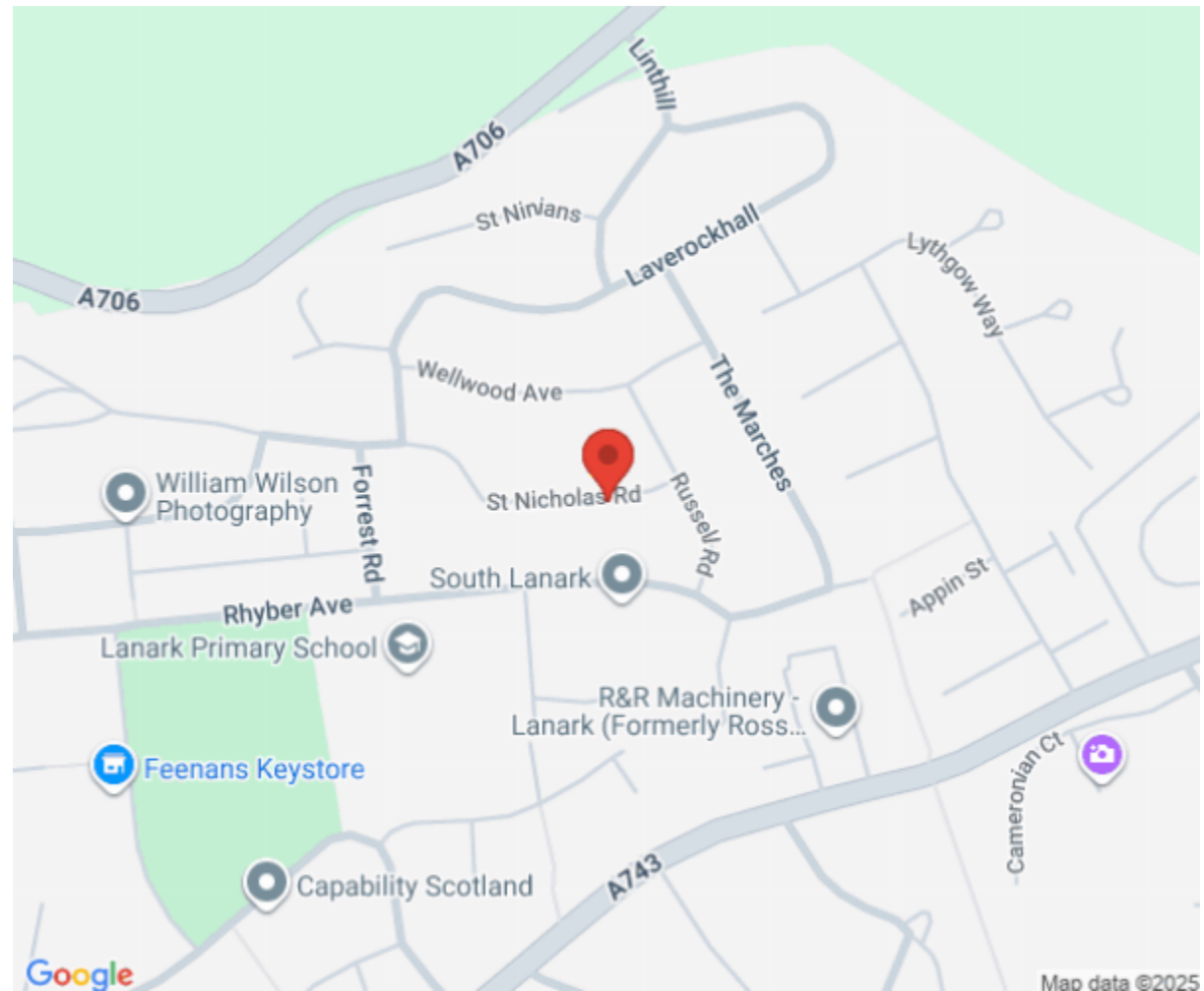
Kitchen 3.55m x 2.36m

Bedroom One 2.76m x 3.64m

Bedroom Two 2.73m x 4.64m

Bathroom 1.9m x 1.7m





 **Morison & Smith**
Inc. John R. Muir & Co.
SOLICITORS - NOTARIES - ESTATE AGENTS

61 High Street. Lanark, ML11 7LN

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Email: estates@morisonandsmith.com

Website: morisonandsmith.com

Disclaimer

Whilst we endeavour to make these particulars as accurate as possible, they do not form part of any contract on offer, nor are they guaranteed. Measurements are approximate and in most cases are taken with a digital/sonic-measuring device and are taken to the widest point. We have not tested the electricity, gas or water services or any appliances. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. If there is any part of this that you find misleading or simply wish clarification on any point, please contact our office immediately when we will endeavour to assist you in any way possible.