



7 Heatherbell Road, Coatbridge, ML5

Offers Over £320,000



Summary

This superb detached family home is part of the highly sought Parklands Estate, formed across two levels providing a substantial living space and is available to purchase through Bowman Rebecchi - The Home of Property.

Properties of this standard and quality are rarely available and we expect viewers to be hugely impressed by the standard of accommodation.

Located within a superb catchment area, 7 Heatherbell Road is an outstanding property and as such early viewing is highly recommended to appreciate the accommodation on offer.

Features

- Home Report Available
- Sought-after Location
- Rarely Available
- Fully Refurbished Property
- Four Double Bedrooms
- Private Monobloc Driveway
- Large Extensive Kitchen/Garden
- Gas Central Heating
- Double Glazing
- EPC Rating - C
- Council Tax Band - F

7 Heatherbell Road, Coatbridge, ML5 2FE



Property Overview

Upon arrival, this stunning family home provides instant warmth and comfort, with a high level of attention and detail invested into the property. On the lower level is a bright reception hallway with neutral decor, with a large double-doored storage cupboard and downstairs W.C. and stairs leading to the upper floors.

The front-facing lounge is spacious and ideal for sharing family time, with a newly installed marble-style media wall to enjoy and an additional storage cupboard. To the rear is the large dining kitchen, which boasts a superb range of wall-mounted white gloss effect units and chrome handles. Specification includes a gas hob, flue, electric oven, dishwasher and integrated fridge/freezer. French doors lead to the spacious garden. A superb-sized utility room is also accessed from here with further storage solutions, a washing machine and the boiler with separate access to the rear garden.

The upstairs of the property boasts four well-sized bedrooms, with two currently utilised as home offices/walk-in wardrobes. The spacious master bedroom faces the front of the property and boasts internal storage and an en-suite bathroom with a shower. The second bedroom is a superb space with further in-built storage solutions.

Bedrooms three and four are both spacious double rooms with the current configuration showing how they can be used for other purposes or home working. A family bathroom completes the upper floor, with a white three-piece suite including a walk-in shower, bath, vanity pedestal and W.C.

The rear of the property has a superb raised decking area, with two seating areas to enjoy the south-facing garden. A manageable lawn area is also in place to enjoy for younger ones. To the side is an intimate outdoor bar and hot tub area, providing a superb adult area for socialising. There is a spacious garage to the front of the property, which includes a large monobloc driveway with space for up to 4 vehicles.

A FANTASTIC LOCATION - Coatbridge is home to superb schools, shopping facilities, sports amenities, swimming baths and parks. There is also a wide variety of restaurants, bistros and pubs. For those commuting by public transport, there are regular bus and train links to the surrounding towns and cities, including Glasgow and Edinburgh with Sunnyside Train Station being located just a short walk away from the property. The property is located within easy access to the M8/M73 motorways providing a gateway to the busy central belt link.

SCHOOL CATCHMENTS - The subjects are within the catchment area for Greenhill and St Patrick's Primary Schools, as well as Coatbridge and St Andrew's High Schools.

COUNCIL TAX BAND - North Lanarkshire Council Band F - £2,044.77 per annum as of March 2024.

View Online



360° Tour



Floorplan

See Website



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ESTATE AGENTS

Suite 2, 32-36 Kempock Street
Gourock, PA19 1NA

T: 01475 639000 (Option 2)
E: sales@bowreb.com
W: bowmanrebecchi.com

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