



Village Estates

Independent Estate Agents & Mortgage Advisors



Abronnhill

37 Chestnut Avenue

G67 3NT

2 Bedroom Mid Terrace Villa

Hallway • Lounge • Kitchen/Dining
2 Bedrooms • Shower Room
Gardens

Village Estates are delighted to welcome to the market this modern 2-bedroom mid terrace villa situated in the much sought after Abronhill area of Cumbernauld. The property comprises of a welcoming hallway leading to a fabulous size lounge. The hallway also leads to a modern fitted kitchen which includes a generous range of base and wall mounted units with ample space for dining. The kitchen gives access to the rear garden.

The upper level accommodates 2 generous size double bedrooms with the 2nd bedroom boasting excellent storage. The accommodation is complete with a modern shower room comprising of a 2-piece white suite with separate walk-in shower.

The property also benefits from fully double glazing and a system of gas central heating. Externally the property sits on a stunning plot with a well-maintained secluded garden to the rear. Viewing is essential to fully appreciate the accommodation on offer on this modern 2-bedroom mid-terrace villa which is in truly walk-in condition.

- **Hallway**

- **Lounge** 5'07" x 3'21"

- **Kitchen** 3'85" x 3'27"

- **Bedroom No. 1** 4'10" x 3'61"

- **Bedroom No. 2** 3'27" x 2'93"

- **Shower Room**

These particulars are believed to be correct and do not form part of any contract. Measurements have been taken using a sonic tape and may be subject to a small margin of error. Electrical/Gas fittings have not been tested and are assumed to be in working order. Photographs are included for information purposes only and it should not be assumed that any item is included in the purchase price of the property.

Ref. No. VEC25.3670











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**2 The Wynd The Village Cumbernauld
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