



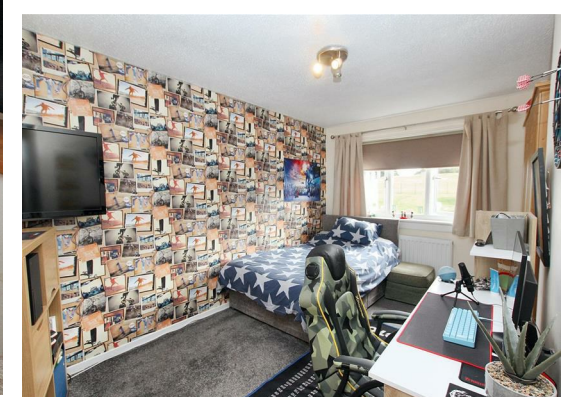
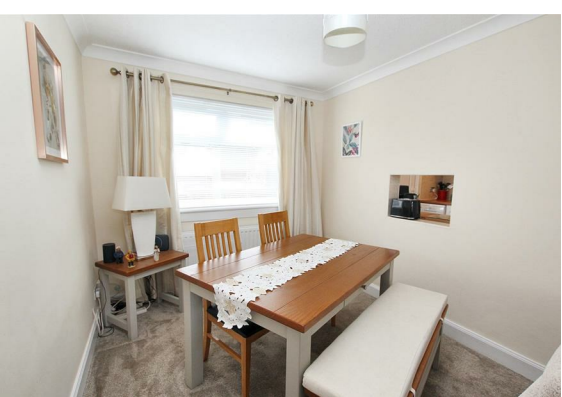
AB Properties



16 Cameronian Court
Lanark, ML11 7DE

Offers over £99,995







Immaculate two bed end terraced property in a sought after location in Lanark.

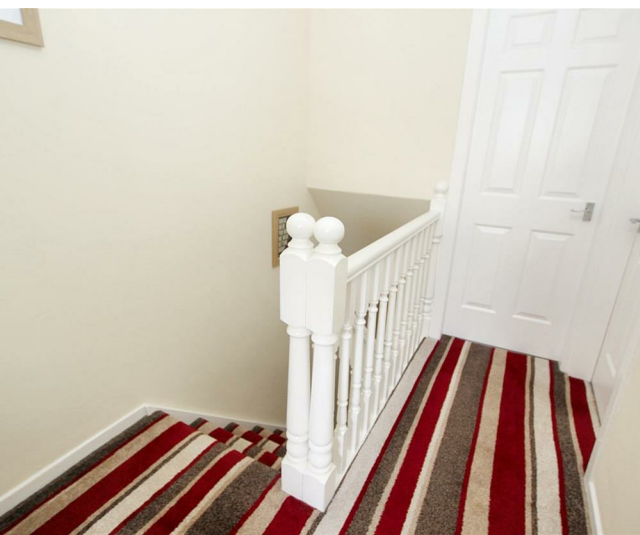
Set over two levels the property offers excellent accommodation throughout with the ground floor comprising of a welcoming entrance hallway, a bright and spacious lounge with space for dining, and a contemporary kitchen with built in oven and gas hob.

The upper level offers a modern bathroom with shower over the bath and two generously sized bedrooms - one of which benefits from fitted storage.

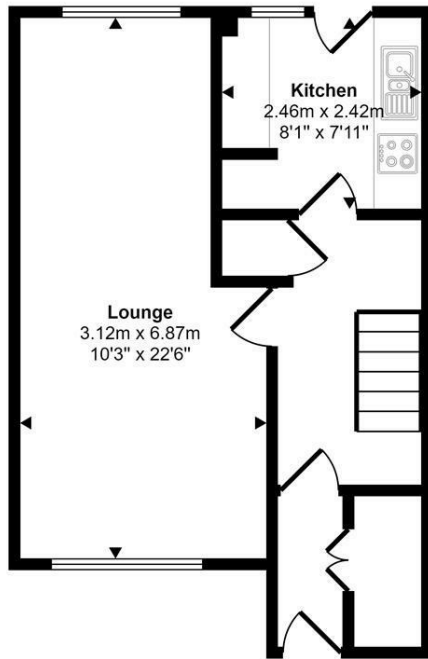
The property is heated via gas central heating and double glazed windows are installed throughout. Ample storage can be found in the upper and lower hallways.

Externally, there are low-maintenance garden grounds to the front and rear of the property. Gates have been fitted to allow off road parking in the upper level of the rear gardens and a garden shed is available for outdoor storage.

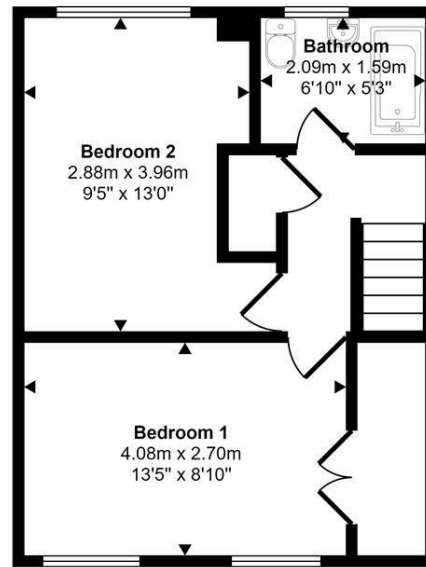
Lanark is much favoured particularly for those requiring good transport links, local train station and easy access to Glasgow and Edinburgh. Edinburgh City Bypass is only a thirty-minute drive away, giving good access to East Central Scotland. The M74 is only a fifteen-minute journey giving good access to Glasgow and the West of Scotland. In all, this property is ideally situated for the commuter to either Edinburgh or Glasgow.



Approx Gross Internal Area
72 sq m / 771 sq ft

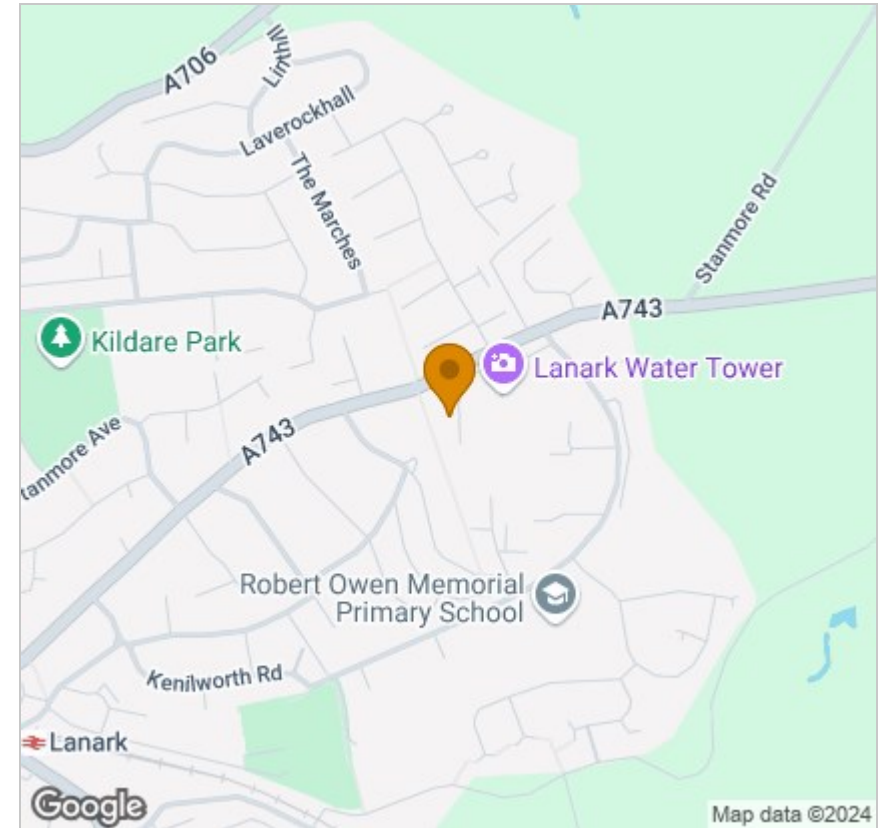


Ground Floor
Approx 37 sq m / 396 sq ft

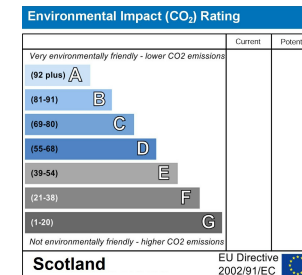
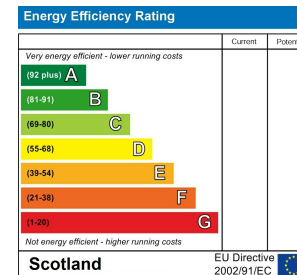


First Floor
Approx 35 sq m / 375 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Energy Efficiency Graph



Viewing

Please contact our AB Properties Office on 01555 660077 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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