

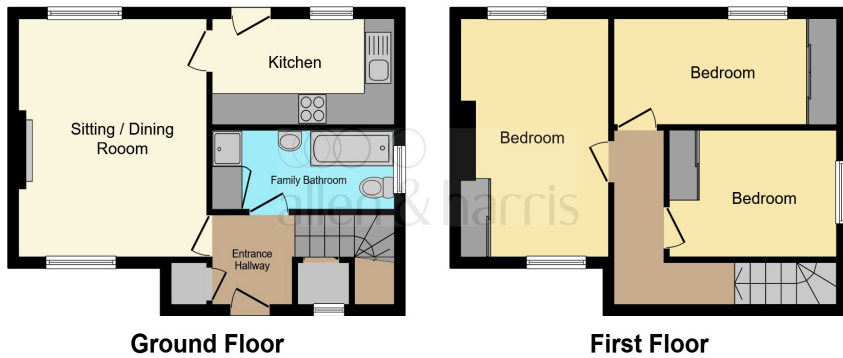


Queenshaugh Drive, Stirling, FK8 1XJ

welcome to

Queenshaugh Drive, Stirling

Introducing this well-proportioned & immaculately presented 3 Bedroom semi-detached house, situated on a corner plot garden & ideally located in a highly sought-after residential area. The property offers a comfortable living space for those seeking a high-quality home & viewing is certainly recommended to fully appreciate all that this impressive home has to offer.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



This charming property is sure to appeal to a wide demographic of buyers , offering a delightful living experience.

Upon entering you are greeted by a welcoming Hallway, with stairs leading to the upper level & immediately catching your attention is the spacious Sitting Room/Dining Room; this is the perfect place to simply relax or unwind, whilst also creating a central hub for socialising, making the ideal retreat where friends & family will naturally gather at the start & end of the day; large windows to both the front & rear aspect allows a wealth of natural light to flourish into the room. Conveniently situated off the Sitting/Dining Room is the stylish Kitchen which is one of the many highlights of this wonderful home & very much in keeping with today's lifestyle preferences; the contemporary design makes this Kitchen one to enjoy; tastefully tailored with an array of wall & base units, fitted worktops & integrated oven/hob, dishwasher & fridge/freezer - the Kitchen provides space, convenience & ample storage. Completing the accommodation on the ground floor is the 4-piece Family Bathroom, comprising of a bath, separate shower cubicle, wc & wash hand basin.

Ascend the staircase to the first-floor landing to gain access to the upper floor living accommodation. There are 3 well-proportioned Bedrooms, all of which benefit from in-built storage. The home is well-presented throughout, offering walk-in condition & there is also good range of in-built storage space to be found throughout the property.

Externally, there is a lawn garden to the front of the property, whereas the sizeable rear garden is a further highlight of the home, fashioned to offer a patio seating area, large lawn & a driveway which has gated access. Any prospective buyer with a passion for gardening or who simply desires a wonderful outside space to enjoy, will be wholly impressed & suitably indulged, with what is on offer.

The property is situated in a sought-after locale, close to the centre of the historic city of Stirling & offers excellent local shopping facilities, with many of the well-known store's present in the Thistle Shopping Centre. M8 & M9 motorways offer convenient commuting to Glasgow & Edinburgh or by rail (Stirling Station) & good recreational facilities such as indoor bowling, golf, tennis & squash are close by. Primary & Secondary schooling is available nearby, whilst Stirling University is readily accessible with regular bus services available.



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Ground Floor

Sitting / Dining Room

15' 8" max x 12' 3" max (4.78m max x 3.73m max)

Kitchen

11' 11" max x 6' 8" max (3.63m max x 2.03m max)

Bathroom

Upper Floor

Bedroom

15' 7" max & inc storage x 9' 3" max & inc storage (4.75m max & inc storage x 2.82m max & inc storage)

Bedroom

10' 11" max & inc storage x 8' 11" max & inc storage (3.33m max & inc storage x 2.72m max & inc storage)

Bedroom

12' 4" exc storage x 6' 6" (3.76m exc storage x 1.98m)



welcome to

Queenshaugh Drive, Stirling

- Semi-detached home
- Stylish Kitchen
- Sitting/Dining Room
- Downstairs 4 piece Family Bathroom
- 3 Bedrooms, all with in-built storage

Tenure: Freehold EPC Rating: D

Council Tax Band: C

offers over

£235,000



Please note the marker reflects the postcode not the actual property

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Property Ref:

STI110494 - 0002

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