

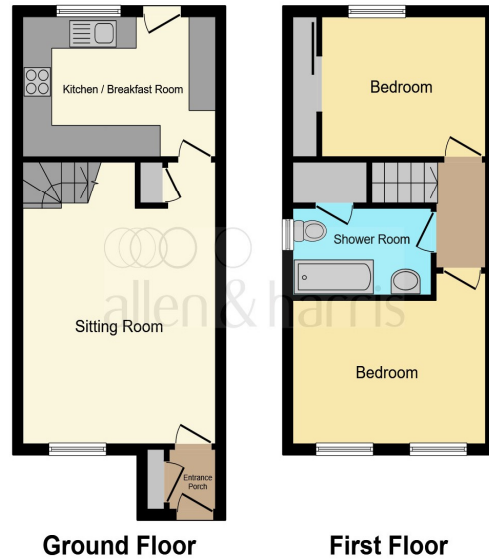


Claymore Drive, Stirling, FK7 7UP

welcome to

Claymore Drive, Stirling

Introducing this well-proportioned & immaculately presented 2 Bedroom semi-detached house, which has been tastefully updated by the current owners. The property is situated in a highly sought-after residential area, offering a comfortable living space for those seeking a high-quality home & viewing is certainly recommended to fully appreciate all that this impressive house 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 stunning property is sure to appeal to a wide demographic of potential purchasers & offers a wonderful living experience. Upon entering, immediately catching your attention is the spacious Sitting 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; a large window to the front aspect allows a wealth of natural light to flourish into the room. Conveniently situated off the Sitting Room is the stylish Kitchen / Breakfast Room which is one of the many highlights of this wonderful home & very much in keeping with today's lifestyle preferences; the refitted & contemporary design makes this Kitchen one to enjoy; tastefully tailored with an array of wall & base units, fitted worktops & integrated oven/hob, the Kitchen provides space, convenience & ample storage.

Ascend the staircase to the first-floor landing to gain access to the upper floor living accommodation, where you will find the 2 well-proportioned Bedrooms. Completing the accommodation on the upper floor is a modern refitted Shower Room which consists of a Shower Cubicle, WC & wash hand basin.

The home is presented to an excellent standard throughout, offering walk-in condition & there is also good range of in-built storage space to be found throughout the home. Externally, there is a low maintenance garden to the front of the property & a driveway providing off road parking convenience, whilst the rear garden consists of a patio seating area & lawn. Viewing of this house is certainly recommended to truly appreciate all that this wonderful home has to 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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Entrance Porch

Sitting Room

14' 5" max x 13' 1" max (4.39m max x 3.99m max)

Kitchen / Breakfast Room

13' 2" x 8' 9" (4.01m x 2.67m)

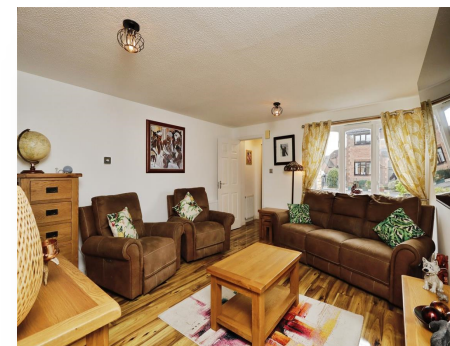
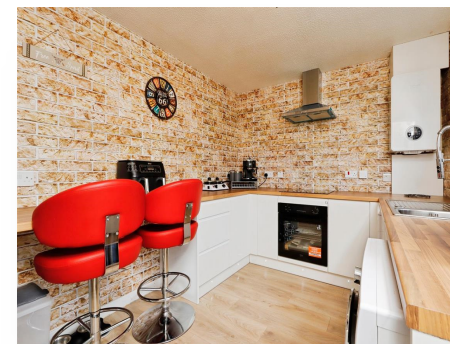
Bedroom

10' 9" max x 13' 2" max (3.28m max x 4.01m max)

Bedroom

11' 4" exc storage x 8' 10" (3.45m exc storage x 2.69m)

Shower Room



welcome to

Claymore Drive, Stirling

- A tastefully updated semi-detached house
- Stylish refitted Kitchen/Breakfast Room
- Spacious Sitting Room
- 2 double Bedrooms
- Modern refitted Shower Room

Tenure: Freehold EPC Rating: C
Council Tax Band: D

offers over

£190,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
STI110600 - 0004

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