



BEAUTIFULLY PRESENTED FIRST FLOOR FLAT

BRIGHT SPACIOUS LOUNGE

TWO DOUBLE BEDROOMS

PRIVATE REAR GARDEN & DRIVEWAY

CENTRALLY LOCATED

FITTED KITCHEN

FAMILY BATHROOM

RECENTLY INSTALLED WINDOWS



24 Carpenters Wynd
Alloa, FK10 1LY

Offers Over £108,000

Entrance

Access is to the side of the property via a dark wood composite door with opaque glazing panel.

Entrance Vestibule

Entrance vestibule with light grey vinyl flooring, small storage cupboard housing the electrics and a carpeted staircase leading to the entrance hallway.

Entrance Hallway

Welcoming 'L' shaped entrance hallway with a window overlooking the side of the property and a built-in storage cupboard. Access is provided to all the accommodation and the loft.

Lounge 16' 10" x 12' 4" (5.13m x 3.76m)

The bright, spacious lounge has a large window overlooking the front of the property, carpeted flooring and benefits from a built-in storage cupboard.

Fitted Kitchen 8' 9" x 7' 9" (2.66m x 2.36m)

Fitted kitchen with a good range of light wood effect wall and base units and complimentary worktops. There is a built-in oven with a ceramic gas hob, light grey vinyl flooring, splashback tiling and space for a washing machine and fridge/freezer.

Family Bathroom 7' 3" x 5' 7" (2.21m x 1.70m)

Modern family bathroom with a white three piece suite and a thermostatic shower over the bath, vinyl flooring and modern wet wall panelling.

Principal Bedroom 12' 2" x 8' 6" (3.71m x 2.59m)

Good size principal bedroom overlooking the rear of the property with carpeted flooring and a built-in double wardrobe with mirror sliding doors.

Bedroom 2 12' 3" x 7' 4" (3.73m x 2.23m)

The second double bedroom is to the rear of the property with carpeted flooring and a built-in double wardrobe with hanging rails.

Heating & Glazing

The property benefits from a gas central heating system and recently installed double glazed windows.

Gardens

Fully enclosed, private rear garden is laid with artificial grass for ease of maintenance and a wooden garden shed.

Driveway

The property further benefits from a mono blocked driveway to the front of the property providing off-street parking for one vehicle. Communal parking is also available.

Included Extras

Included in the sale of the property are all fixtures and fittings, floor coverings, light fittings, blinds, curtains and curtain poles. The integrated electric oven and ceramic gas hob in the kitchen (No guarantees or warranties on appliances) and the wooden garden shed.

Negotiable Extras

The negotiable extras in the property are the fridge/freezer and the washing machine in the kitchen.

Home Report

To view this home report please email us on: admin@county-estates.net

