



SPACIOUS MID TERRACED VILLA

MODERN FULLY FITTED KITCHEN

THREE DOUBLE BEDROOMS

DRIVEWAY & PRIVATE REAR GARDEN

BRIGHT LOUNGE

CONSERVATORY

FAMILY BATHROOM

POPULAR RESIDENTIAL AREA



42 Delphwood Crescent Tullibody
, FK10 2TP

Offers Over £148,500

Entrance

Entrance via a white upvc part-glazed decorative door;

Vestibule

Welcoming vestibule with laminate flooring throughout and a built-in storage cupboard.

Entrance Hallway

Spacious entrance hallway with laminate flooring throughout, built-in storage cupboard with access to all lower accommodation.

Lounge 12' 5" x 13' 9" (3.78m x 4.19m)

Bright lounge with laminate flooring a double-glazed window overlooking the front of the property and a wall-mounted decorative electric fire.

Kitchen 12' 7" x 9' 1" (3.83m x 2.77m)

Modern fully fitted kitchen with grey high gloss wall and base units and contrasting worktops. Integrated electric ceramic hob and oven, also space for washing machine. Double-glazed window overlooking the rear of the property and an external door leading to the conservatory.

Conservatory 7' 10" x 10' 3" (2.39m x 3.12m)

This conservatory features a panoramic view of the rear garden, French doors providing easy access to outdoor space, creating an inviting area for relaxation or entertaining.

Principal Bedroom 15' 0" x 10' 10" (4.57m x 3.30m)

Fully carpeted principal bedroom with a built-in wardrobe with hanging rails and shelving, a double-glazed window overlooking the front of the property. This room offers ample space for free-standing furniture.

Bedroom Two 10' 2" x 12' 7" (3.10m x 3.83m)

Spacious second double bedroom with laminate flooring throughout, double-glazed window overlooking the rear of the property, and a built-in storage cupboard which houses the boiler.

Bedroom Three 11' 8" x 9' 2" (3.55m x 2.79m)

Bedroom three with laminate flooring throughout, double-glazed window overlooking the rear of the property and a built-in wardrobe with hanging rails and shelving.

Family Bathroom 6' 6" x 5' 5" (1.98m x 1.65m)

Fully tiled three-piece family bathroom suite with an opaque window overlooking the rear of the property and various bathroom accessories including an electric shower.

Parking/Driveway

The property benefits from a slabbed driveway to the front of the property to accommodate one vehicle.

Garden

Private front garden with a paved pathway leading to the front entrance and a driveway to accommodate one vehicle. side access through shared vennel giving access to the rear garden Private rear garden fully enclosed with various paved seating areas, benefiting from a raised decked area and artificial lawn for easy maintenance.

Included extras

Included in the sale of the property are all fixtures and fittings, carpets and floor coverings, light fittings, electric ceramic hob and oven, electric fire with surroundings in lounge and conservatory.

Heating & Glazing

The property benefits from a gas central heating system and is fully double glazed throughout.

Home Report

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

