



Airlie House Carronvale Road
Larbert FK5 3LG

Suite 5/263 Overland Suites Main Street, Larbert,
Falkirk, Stirlingshire, FK5 4UP



SOUTH ELEVATION



LAND WITH PLANNING CONSENT FOR A THREE/ FOUR BED DETACHED CHALLET VILLA

Fantastic opportunity to acquire your own land within the most desirable addresses within the village of Larbert. The overall plot size is an amazing 760 square meters and benefits from its own exclusive access off Carronvale Road. The approved planning is for a larger sized three/four-bedroom

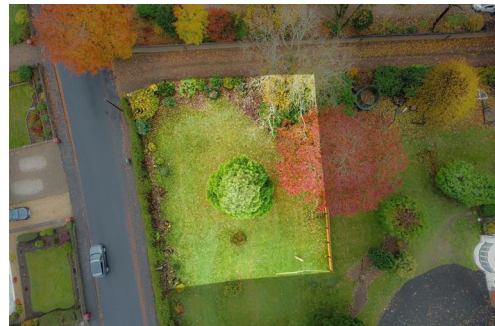


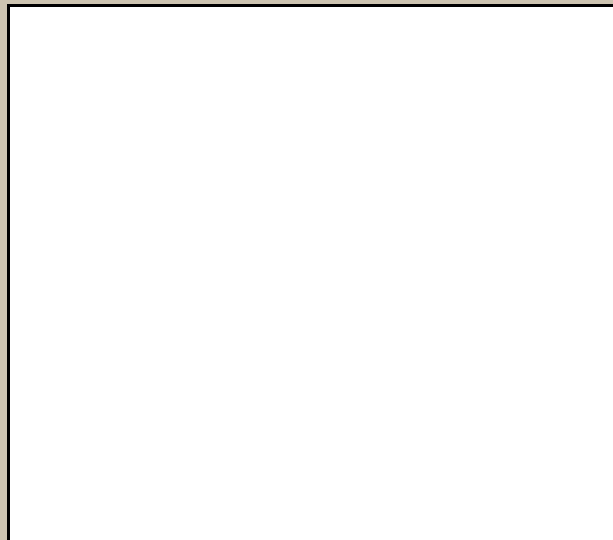
GROUND FLOOR 1327 sq.ft. (123.3 sq.m.) approx. 1ST FLOOR 444 sq.ft. (41.2 sq.m.) approx.



TOTAL FLOOR AREA : 1771 sq.ft. (164.6 sq.m.) approx. Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their generality or efficiency can be given. Made with Metropix C2023

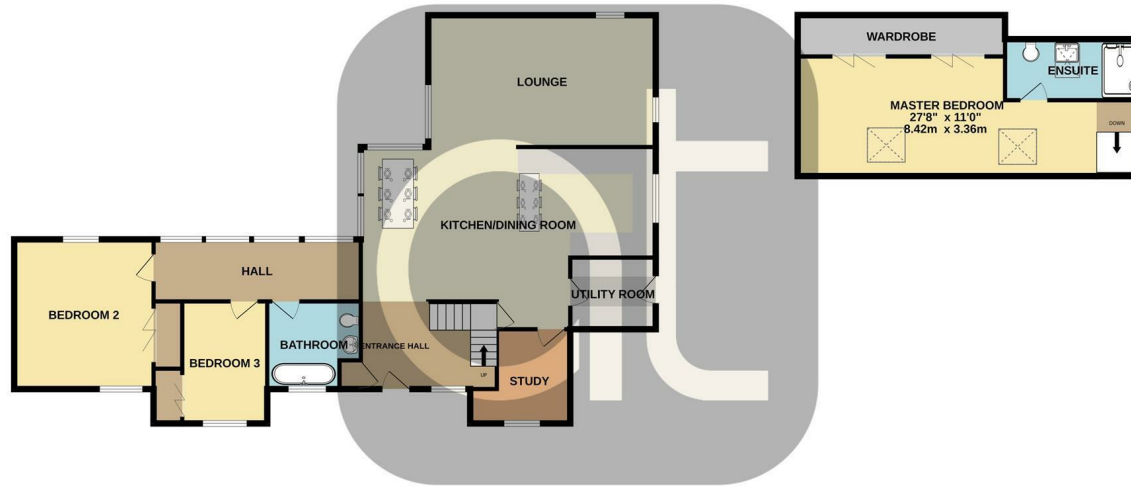
detached chalet style Bungalow, complete, with a master bedroom on the upper floor, with its own dressing area and en-suite. There is floor to ceilings windows, large open plan, hallway, dining, kitchen and a separate utility room, there is also a family bathroom on the ground floor. This highly desirable location is within walking distance to Larbert train station, and all local amenities are also within a few minutes' walk. The Forth Valley Royal Hospital is also close by, making it an ideal location, for a growing family.





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