





Centrally situated larger style mid terraced villa offering superb family accommodation. The property enjoys the benefit of enclosed private rear gardens and front driveway. The rear garden has been laid for ease of maintenance and incorporates timber sun deck and charming rear conservatory.

Access to the property is through a long reception hallway with stairway to upper apartments and two excellent storage cupboards off. The bright sitting room is a front-facing apartment with focal point picture window. The kitchen is a generously sized apartment with direct access to the rear conservatory. The lower accommodation is completed by a bathroom with white suite and Mira electric shower.

The upper floor was originally designed with four bedrooms, however a bedroom has been sub-divided to provide a fifth bedroom/home office which would be ideal for home workers or de-converted to the original four bedroom layout if required. A programme of upgrading completed in July 2024 has included new décor and floor coverings including feature timber laminate flooring. Further points of interest include gas central heating, double glazing and excellent storage. Early viewing is highly recommended.

Viewing

By appointment please through
Clyde Property Falkirk

01324 881777

falkirk@clydeproperty.co.uk

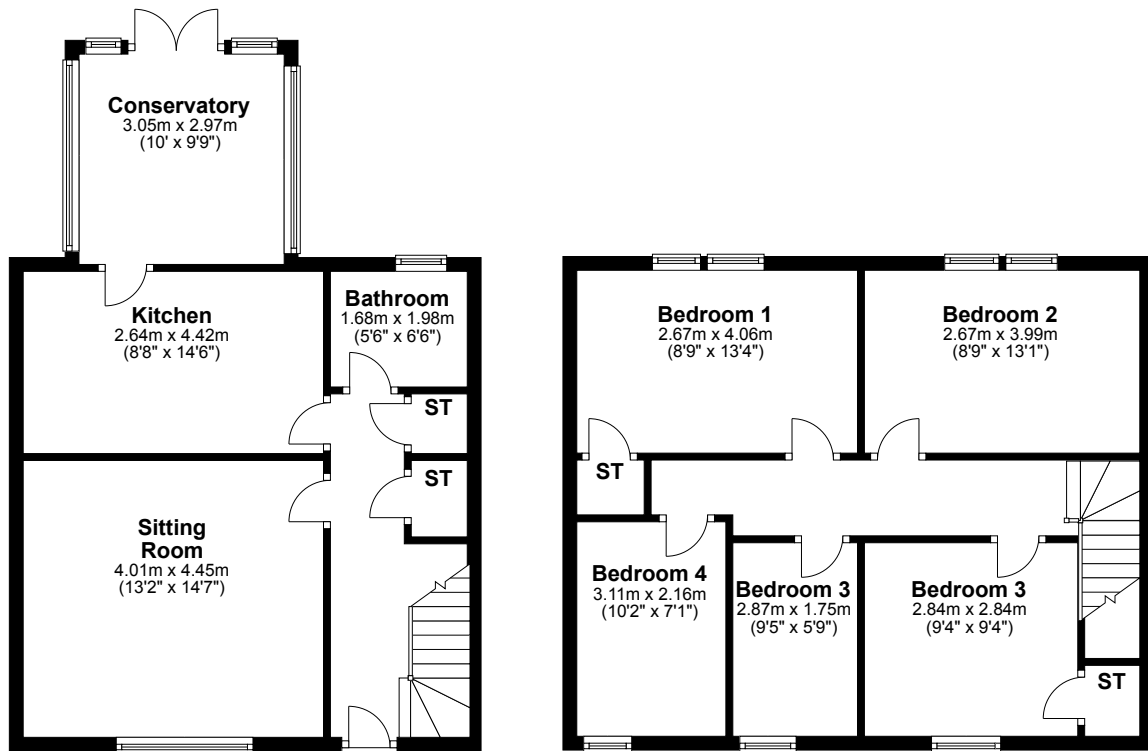
Price Offers Over £167,000

EER Rating Band C

Property Ref WR5053



Accommodation layout & measurements



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Location

The major town of Falkirk offers an extensive range of shopping, schooling, civic and recreational facilities. Falkirk town centre also provides main line rail links to the cities of Stirling, Edinburgh and Glasgow. The property is ideally situated for access to the M9 motorway which provides junctions for Edinburgh, Grangemouth, Fife, Stirling and Glasgow centres of business.

For Satellite Navigation directions please enter the postcode: FK2 9DG

 **clyde**
PROPERTY

24 Newmarket Street
Falkirk FK1 1JH

T: 01324 881777

F: 01324 898777

e: falkirk@clydeproperty.co.uk

www.clydeproperty.co.uk

