



HEMMINGS HOMES

OFFERS OVER

£280,000

Staig Wynd

Motherwell, ML1 2EL



Floor 1

Floor 2

TOTAL: 1266 sq. ft, 118 m²
 FLOOR 1: 480 sq. ft, 45 m², FLOOR 2: 786 sq. ft, 73 m²
 EXCLUDED AREAS: GARAGE: 147 sq. ft, 14 m², UTILITY: 51 sq. ft, 5 m², PORCH: 51 sq. ft, 5 m²,
 UNDEFINED: 50 sq. ft, 5 m², WALLS: 135 sq. ft, 11 m²

Floor Plan Created By Cubicase App. Measurements Deemed Highly Reliable But Not Guaranteed.

4



3



2



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	76	82
	EU Directive 2002/91/EC	



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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