



2 Bedroom Flat

£950 PCM

Bastion Property Management are delighted to offer to the rental market this well-presented top floor flat in a desirable City Centre location. Early viewing is essential to fully appreciate the accommodation on offer.

This two-bedroom flat boasts a spacious living room that opens to views of the Upper Craigs.

The convenient layout includes a spacious entrance hall, which leads to all rooms. There is a generously sized lounge, well-appointed kitchen which benefits from light wood effect wall and base units with integrated oven, hob and cooker hood, washing machine and fridge, two double bedrooms and a bathroom comprises: - WC, wash hand basin, bath with over bath shower and screen.

Warmth is provided by gas central heating, double glazing and new carpets with vinyl flooring in the kitchen and bathroom.

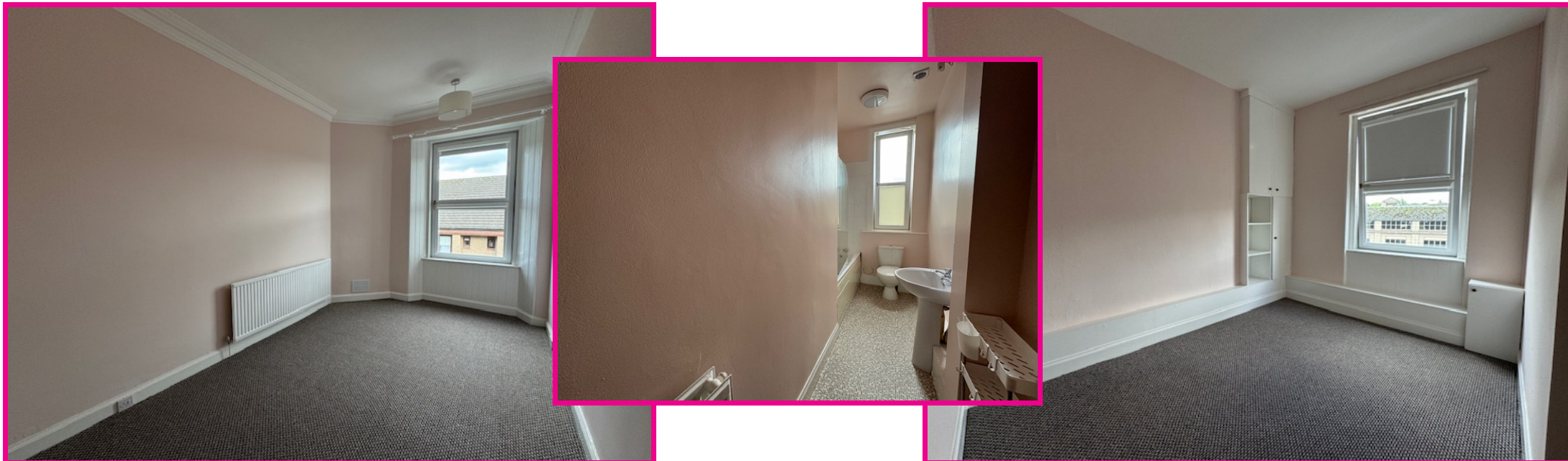
Living in this property gives the tenant the opportunity to live within a short distance of Stirling's local amenities while enjoying the city centre lifestyle this remarkable property has to offer.

The property is excellently located in Stirling City Centre, situated close to transport links, with Stirling having both main line rail and bus stations. The business commuter is well catered for by the national road network system linking to business centres in the central belt. The historic City of Stirling offers a wide range of amenities including numerous bars, restaurants, cinemas, sports facilities and shopping centres with major high street stores.

## Room Sizes

All measurements taken from widest point.

No measurements given on rental properties







### Travel Directions

From Stirling train station turn right onto Goosecroft road travelling by Stirling bus station. Continue through the traffic lights and take turning on left before Craigs roundabout. Continue on to Wellgreen roundabout taking second exit. At traffic lights turn right. At the second set of traffic lights turn right into Upper Craigs. Continue to bottom of road where property can be found on the right hand side.



**BASTION**

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### Agents Note

These details are set out as a general outline only and do not constitute any part of an offer or contract.

All measurements are approximate and have been taken using a sonic tape, therefore may be subject to a small margin of error.

Any services equipment or central heating systems have not been tested and no warranty is given or implied that these are in working order.

Extras, fixtures, fitting or any other items are not included unless specifically described.