



26 North Berwick Avenue, Cumbernauld, Cumbernauld, G68 0JQ

Fixed Asking Price £280,000

- Wonderful Detached Family Home
- Immaculate Kitchen
- Enclosed Private Garden
- EER - C
- Ideal for Commuting
- 4 Double Bedrooms - Master En-suite
- Quiet Cul-de-sac Location
- Spacious Dual Aspect Lounge Dining
- Contemporary Family Bathroom
- Proximity to All Local Amenities

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****£10,000 UNDER HOME REPORT****

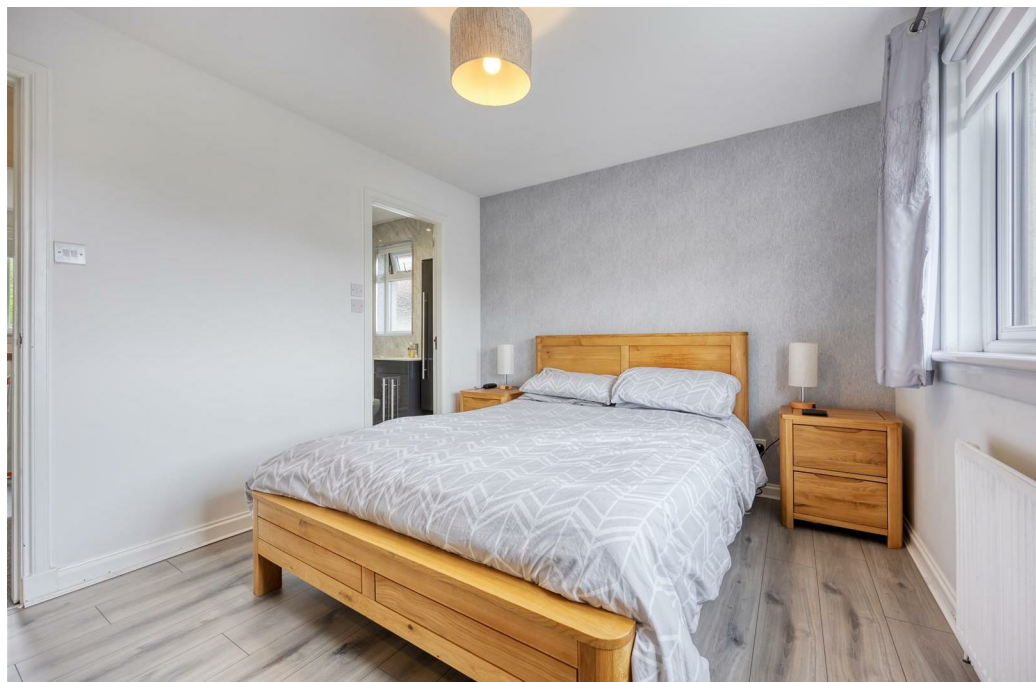
Welcome to this charming detached house located on North Berwick Avenue in Carrickstone, Cumbernauld. This property boasts a spacious 1,140 sq ft of living space, perfect for a growing family looking for their dream home.

Upon entering, you are greeted by a welcoming reception room, ideal for entertaining guests or simply relaxing with your loved ones. With four generously sized bedrooms, there is plenty of space for everyone to enjoy their own private sanctuary. Located in a peaceful neighbourhood, this house offers a tranquil retreat from the hustle and bustle of city life.

Don't miss the opportunity to make this house your home. Contact us today to arrange a viewing and envision the endless possibilities that this property has to offer.



Council Tax Band: E



Stepping into the spacious reception hallway affords access to all lower accommodation. The large dual aspect lounge dining room has a large front facing window and French doors to the rear which lead to the private, enclosed garden, replete with decked area, patio and lawn. The contemporary kitchen offers a range of high gloss grey units, double oven, integrated fridge freezer, washing machine, complimentary work surfaces and flooring. The converted garage is currently utilised as a home office but could easily be an additional reception room or generous 4th bedroom. A convenient stylish wc completes the lower level. Upstairs the property boasts three double bedrooms, all of which benefit from built in storage. The master has a bright modern en-suite shower room, whilst a stunning family bathroom with modern tiles and fittings completes the accommodation on offer. To the front of the property is a large monobloc double driveway and lawn area. Further benefits include GCH, DG and ample storage throughout. A viewing for this lovely property is a must.

Location:

Nestled in the sought-after town of Cumbernauld, this vibrant locale offers a multitude of shopping and recreational opportunities. From diverse bars and restaurants to libraries and supermarkets, residents can easily indulge in various amenities. The town also boasts country clubs, golf clubs, Broadwood Stadium, and the scenic Palacerigg Country Park, providing ample opportunities for leisure and outdoor activities. Education is well-catered for with a wide range of primary and secondary schools, as well as Cumbernauld College. Local health and leisure facilities further enhance the quality of life in the area. Conveniently, bus and rail services connect Cumbernauld to neighboring towns, while motorway links facilitate easy access throughout the central belt. Situated in a popular and pleasant location, this home offers the perfect blend of excellent transport links and local amenities, making it an absolute must-see.

Home Report Available on Request

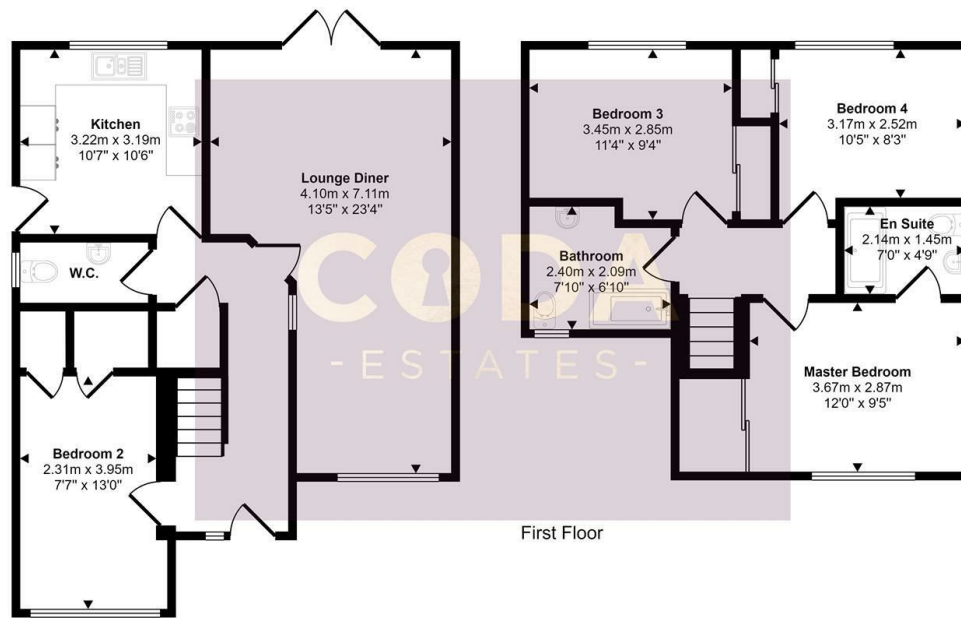
EER - C

Viewings Strictly By Appointment

If you are interested in viewing this property please contact our offices direct on 01417751050. Property to sell? One of our expert team would be happy to provide you with a free valuation and we can discuss our selection of professional selling packages.



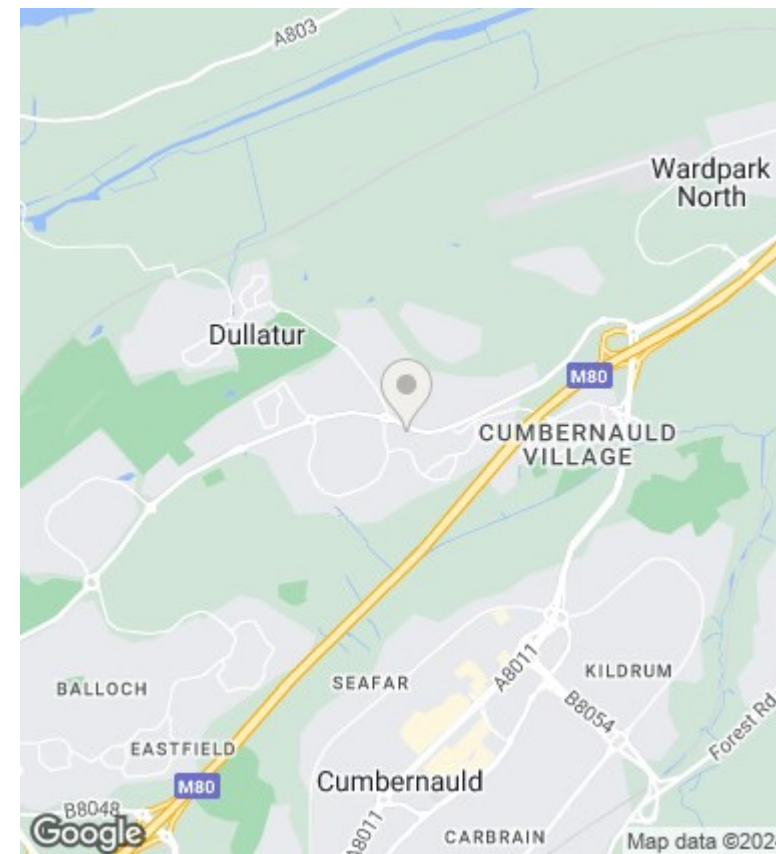




Ground Floor

First Floor

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Directions

Viewings

Viewings by arrangement only. Call 01417751050 to make an appointment.

Council Tax Band

E

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		85
(69-80) C	73	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
Scotland	EU Directive 2002/91/EC	