



314 Oak Road, Abronhill, Cumbernauld, G67 3LG

Offers Over £110,000

- Immaculately presented 1-bedroom mid-terraced bungalow in a quiet Abronhill location
- Stylish fitted kitchen with integrated appliances and tiled flooring
- Modern shower room with quality fittings
- Private south-west facing garden ideal for afternoon and evening sun
- Close to all local amenities and excellent commuting links
- Spacious semi open-plan lounge and dining area with excellent natural light
- Large double bedroom
- Exceptional storage throughout the property including walk-in wardrobe/dressing room
- Ideal for first-time buyers, downsizers, or those seeking single-level accommodation
- EER -



# 314 Oak Road, Cumbernauld G67 3LG

Nestled on the charming Oak Road in the desirable area of Abronhill, Cumbernauld, this delightful mid-terrace bungalow offers a perfect blend of comfort and convenience. The property exudes a sense of character while providing modern living essentials.

The property is situated in a friendly neighbourhood, making it an excellent choice for individuals or couples seeking a tranquil lifestyle. With local amenities and transport links nearby, residents can enjoy easy access to the wider Cumbernauld area and beyond.

This bungalow presents a wonderful opportunity for those looking to downsize or first-time buyers eager to step onto the property ladder. With its charming features and convenient location, this home is sure to appeal to a variety of buyers. Do not miss the chance to make this lovely bungalow your own.



Council Tax Band: A



Nestled in a quiet residential pocket of Abronhill, this beautifully presented 1-bedroom mid-terraced bungalow offers modern living in a sought-after location. Finished to an exceptional standard throughout, the property is ideal for first-time buyers, downsizers, or anyone seeking low-maintenance, single-level accommodation.

Step inside to discover a generously proportioned semi open-plan lounge and dining area, flooded with natural light and offering a stylish yet comfortable living space. The contemporary fitted kitchen is a real showstopper, featuring high-gloss grey cabinetry, integrated appliances, and sleek finishes that will impress even the most discerning buyers.

The spacious double bedroom benefits from an adjacent walk-in wardrobe, providing excellent storage and functionality. A modern shower room and new flooring throughout further enhance the home's appeal.

Additional highlights include:

Incredible in-built and walk-in storage throughout

South-west facing private garden, perfect for enjoying afternoon and evening sun

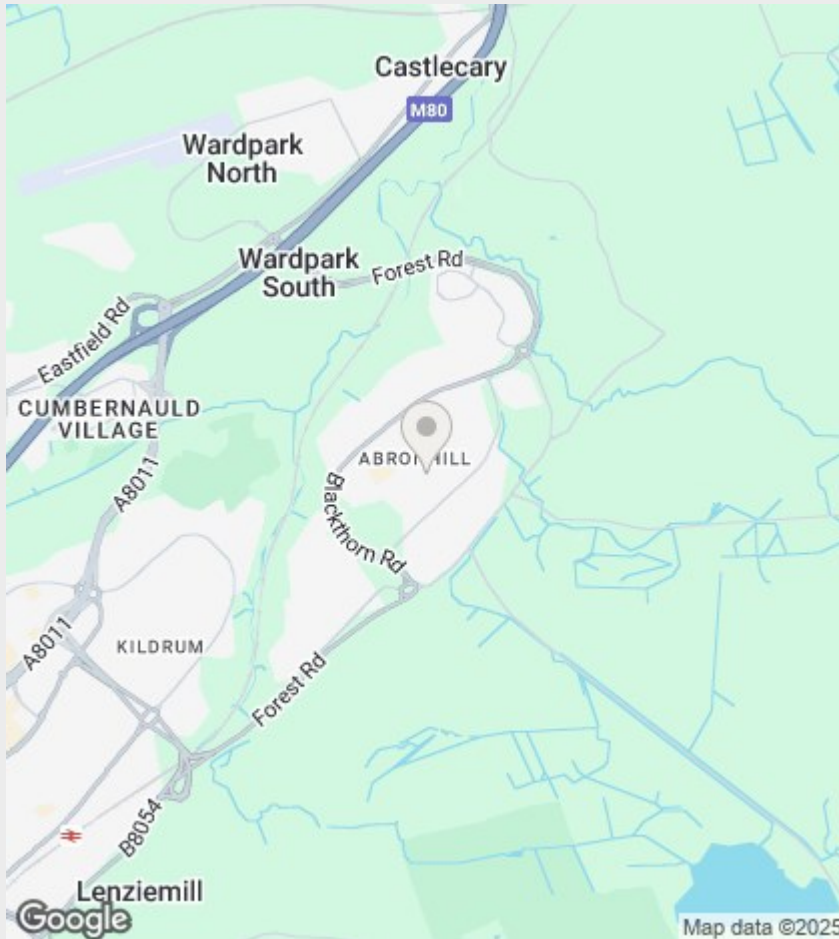
Low-maintenance decked patio and astro-grass area – ideal for entertaining or relaxing outdoors

Immaculately maintained inside and out

This home is a rare find in today's market—early viewing is highly recommended to appreciate the quality and charm on offer.

Home Report Available on Request  
Viewings Strictly By Appointment  
Council Tax: North Lanarkshire Band A  
EER - C

If you are interested in viewing this property please contact our offices direct on 0141 775 1050. 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.



## Directions

## Viewings

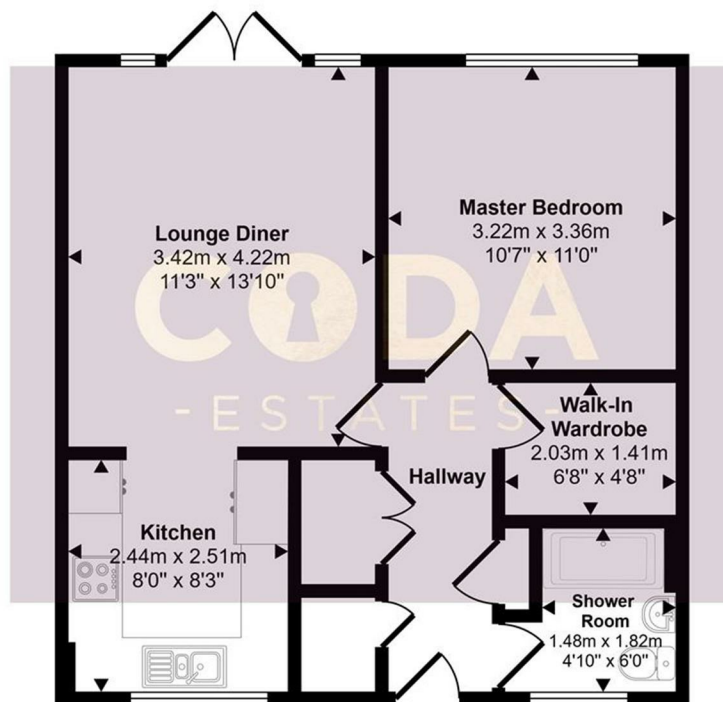
Viewings by arrangement only. Call 01417751050 to make an appointment.

## EPC Rating:

C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		90
(81-91) <b>B</b>		
(69-80) <b>C</b>	71	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>Scotland</b>	EU Directive 2002/91/EC	

Approx Gross Internal Area  
47 sq m / 503 sq ft



Floorplan

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