



KILSYTH

1 BARRWOOD COTTAGES

O/o £189,995

Traditional 3 bed end-terraced cottage on desirable Stirling Road

Spacious family home - Private rear gardens - Large driveway & garage - Immaculate interior - EER E



- Traditional period cottage
- Large driveway and garage
- Seldom available property
- Opportunity to modernise
- Immaculately presented interior
- Garden areas to three sides
- Three double bedrooms
- Energy efficiency rating E

Situated on the desirable Stirling Road in Kilsyth is this **seldom available traditional three bedroom end-terraced cottage**. Presented to the market by award winning local agent Kelvin Valley Properties, this home offers an immaculately presented and spacious interior with plenty of outdoor space. Internally, there is a lounge, separate family room, fitted kitchen, dining room, three double bedrooms (one en-suite) and a fitted family bathroom. Externally, there is plenty of outdoor space with garden areas to the front and rear. The property benefits from having a wooden garage and a large driveway to the side for multiple cars. The full property details and home report can be accessed on the Kelvin Valley website.



LOUNGE

Large formal lounge to the front of the property, with a window formation that allows plenty of light into this room. Ample space for living room furniture. Carpeted floor area. Feature fireplace acting as the centre piece of the room.



FAMILY ROOM

Adjacent to the lounge, there is another large public room, used as a family room. This room offers extensive living space and provides a great space to relax/entertain. Carpeted floor area. Windows to the front and rear. Decorative fire and fireplace.



KITCHEN

Traditional fitted kitchen with wooden base and wall mounted storage units and extensive work surfaces. Integral sink, oven/grill and hob. Tiled flooring. This room also benefits from having a fitted breakfast bar. Window to the side.



DINING ROOM

Separate dining room to the rear on the lower level, with a bar area and ample space for furniture.

BEDROOM 1 & EN-SUITE

Large double bedroom with plenty of space for bedroom furniture. Windows to front & rear. Carpeted floor. En-suite shower room with a shower in cabinet, wash hand basin in vanity unit & W.C.

BEDROOM 2

A second double bedroom to the front with ample space for bedroom furniture and a carpeted floor.

BEDROOM 3

A third double bedroom benefitting from having a fitted wardrobe and a carpeted floor area. Window overlooking the rear garden.

BATHROOM

Fitted family bathroom with a shower over the bath, wash hand basin with vanity units and W.C. Tiled walls and floor. Textured glass window to the rear.

GARDENS, GARAGE & DRIVEWAY

Externally, there is plenty of outdoor space with garden areas to the front and rear. The property benefits from having a garage and a large driveway to the side for multiple vehicles.

HEATING & WINDOWS

Gas central heating & double glazing.

SALES INFORMATION

All fixtures & fittings included.

PROPERTY SUMMARY

An immaculately presented three bedroom end-terraced cottage at Barrwood Cottages on the Stirling Road in Kilsyth. The property offers plenty of outdoor space and benefits having a large driveway and garage. It presents buyers with the opportunity to acquire a seldom available home with a fantastic opportunity to upgrade and add value. Early viewing is advised to avoid disappointment.

AREA SUMMARY

Kilsyth offers a number of amenities including shops, health & leisure, primary & secondary schooling and sports facilities as well as a number of historic tourist attractions. Nearby Croy railway station provides a regular link with Glasgow, Edinburgh and Stirling on to north & south. Major motorway networks nearby.



All fixtures and fittings mentioned in this schedule are included in the sale. All others in the property are specifically excluded. All measurements are in feet. Measurements are taken using an electronic measuring device and may therefore be subject to a small margin of error. All photographs are reproduced and included for general information and it must not be inferred that any item is included for sale with the property. This schedule is thought to be materially correct although its accuracy is not guaranteed and it does not form part of any contract.

Your home is at risk if you do not keep up repayments on a mortgage or any other loan secured on it. Kelvin Valley Properties is a member of The Property Ombudsman. Further details of membership and obligations can be found at www.tpos.co.uk

Viewings

By appointment only through Kelvin Valley Properties

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Post Code for Sat Nav

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