



HEMMINGS HOMES

OFFERS OVER

£210,000

Market Road

Carluke, ML8 4BL



Ground Floor

1st Floor

TOTAL: 1472 sq. ft, 136 m²
 Ground floor: 1112 sq. ft, 103 m², 1st floor: 360 sq. ft, 33 m²
 EXCLUDED AREAS: STAIRWELL: 16 sq. ft, 2 m², GARAGE: 315 sq. ft, 29 m², LOW CEILING: 100 sq. ft, 10 m²,
 STORAGE: 46 sq. ft, 4 m², WALLS: 144 sq. ft, 15 m²
Floor Plan Created By Cubicase App. Measurements Deemed Highly Reliable But Not Guaranteed.

3



1

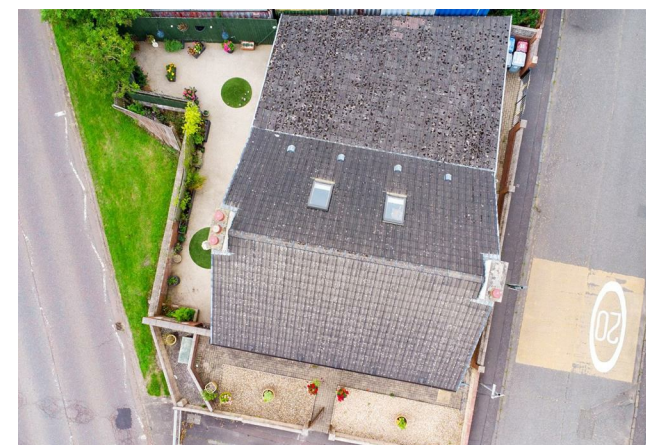


2



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	66	74
	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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