

FREEHOLD



House - Detached (EPC Rating: C)

**36 EWART DRIVE,
AIRDRIE, ML6 9HE**

Offers over

£314,995

FEATURES

- Detached town house
- Lounge
- Landscaped garden with decking
- 2nd Floor - Master suite with ensuite
- Welcoming hallway with WC
- Open-plan kitchen diner
- 1st Floor - 3 double bedrooms, 1 ensuite
- Driveway and garage



**SWEET
HOME**

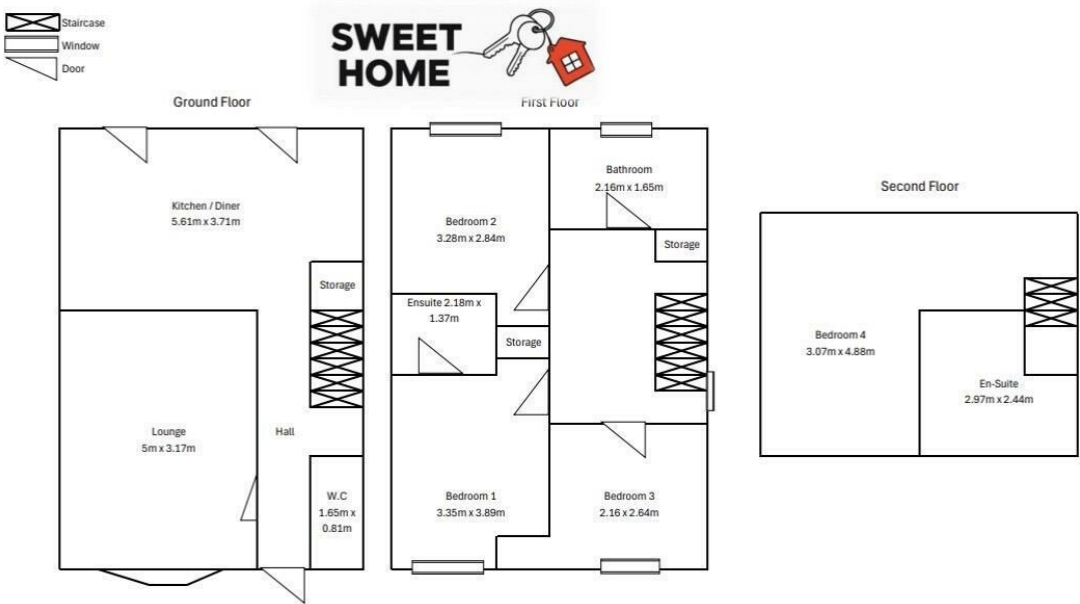


4 Bedroom House - Detached located in Airdrie

Caroline Morrison of Sweet Home Scotland is delighted to present to the market this exceptional detached townhouse, occupying a prime position within the highly desirable Cairnhill Park development on Ewart Drive, Airdrie. Finished to an excellent standard throughout, this impressive family home offers generous and versatile accommodation arranged over three levels, perfectly suited to the demands of modern family living.

The welcoming entrance hallway leads to a bright and inviting lounge, providing the perfect space to relax and unwind. To the rear of the property, the contemporary open-plan kitchen and dining area forms the heart of the home, featuring patio doors that flood the room with natural light and open directly onto the beautifully landscaped rear garden. Complete with a stylish decking area, this private outdoor space is ideal for summer entertaining, family gatherings, or simply enjoying the peaceful surroundings.

The first-floor hosts three well-proportioned double bedrooms, including a guest bedroom with the added luxury of an en-suite shower room, together with a beautifully presented family bathroom. Occupying the entire second floor, the impressive principal suite provides a superb private retreat, complete with its own en-suite shower room and an abundance of space.



Call us on
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Council Tax Band
F

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	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 are advised to recheck the measurements.

