

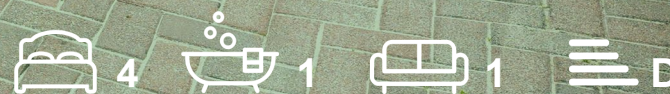


AB Properties



85 St. Lukes Avenue
Carlisle, ML8 5TE

Offers over £195,000







This spacious four-bedroom semi-detached home is situated within the popular town of Carluke and offers generous, flexible accommodation arranged over two levels, making it an excellent choice for growing families.

The accommodation begins with a welcoming entrance hallway leading to a bright and spacious living room with a large front-facing window. Also located on the ground floor is a separate sitting room, providing valuable additional living space, along with a dedicated office space, ideal for home working or study.

The generously proportioned fitted kitchen offers an excellent range of wall and base units with ample worktop space and benefits from an integrated gas hob, oven and fridge freezer. The adjoining dining area provides plenty of room for a family dining table, creating a great space for everyday dining and entertaining. A convenient W/C completes the ground-floor accommodation.

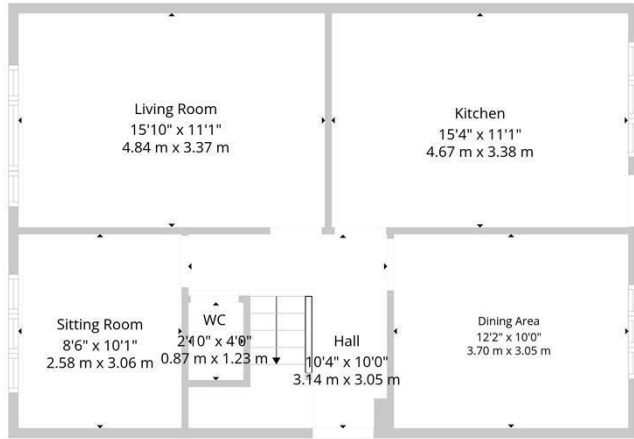
Upstairs, there are two well-proportioned bedrooms, including a generous master bedroom with built-in storage, together with the family shower-room, fitted with a three-piece suite comprising W/C, wash-hand basin and walk in shower.

Further benefits include gas central heating and double glazing throughout.

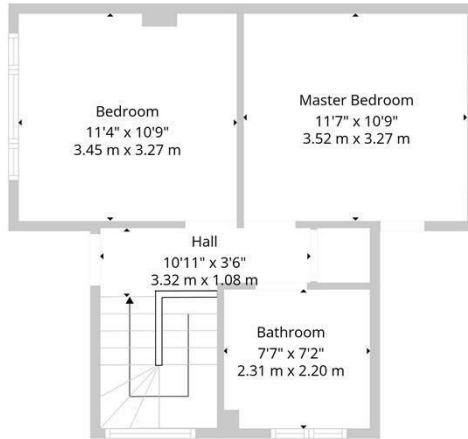
Externally, the property enjoys gardens to both the front and rear. The enclosed rear garden offers a combination of lawn and patio areas, providing an ideal space for children, pets and outdoor entertaining. To the side, a spacious private driveway provides ample off-street parking and leads to the detached garage.

Carluke offers a wide range of everyday amenities, including shops, supermarkets and leisure facilities, alongside primary and secondary schooling. The town also benefits from excellent transport connections, with Carluke train station providing regular services towards Glasgow and Edinburgh, as well as convenient road links to surrounding towns.





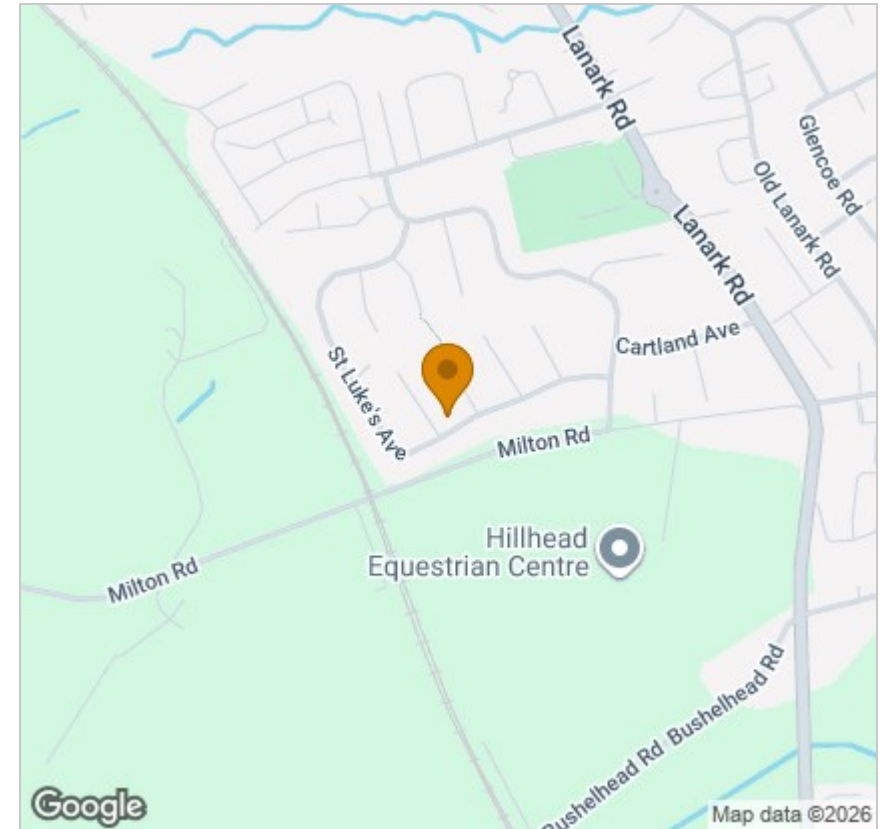
Ground Floor



1st Floor

TOTAL: 1078 sq. ft, 100 m2
Ground floor: 678 sq. ft, 63 m2, 1st floor: 400 sq. ft, 37 m2
EXCLUDED AREAS: WALLS: 85 sq. ft, 8 m2

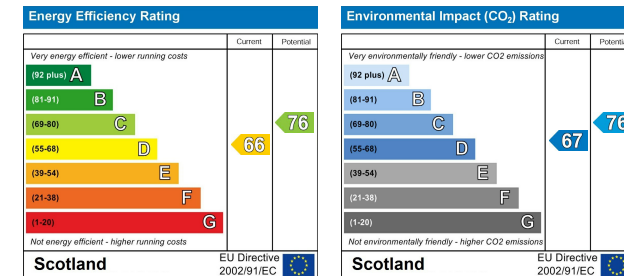
Illustration For Identification Purposes Only - Measurements Are Approximate



Viewing

Please contact our AB Properties Office on 01555 660077 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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