



Village Estates

Independent Estate Agents & Mortgage Advisors



Cumbernauld

*28 Binniehill Road, Balloch
G68 9JJ*

4 Bedroom Detached Villa

Hallway • Lounge • Dining Kitchen • W.C

4 Bedrooms • Bathroom • En-Suite

Driveway • Double Detached Garage • Gardens

Village Estates are delighted to welcome to the market this stunning 4-bedroom detached villa situated in the much sought after Balloch area of Cumbernauld. The property comprises of a welcoming hallway leading to a fabulous size lounge with French doors leading to the rear garden. The hallway and lounge gives access to a stunning fitted kitchen which includes a generous range of base and wall mounted units with integrated oven, grill, hob, hood, tumble dryer, washing machine, dishwasher and microwave. With island offering ample dining space. The kitchen gives access to the rear garden through French doors. The lower level is complete with a spacious W.C.

The upper level accommodates 4 generous size bedrooms with bedrooms 1 and 3 boasting excellent storage. The master leads to a fully tiled en-suite shower room. The accommodation is complete with a stunning family bathroom comprising of a 3-piece white bath suite.

The property also benefits from a system of gas central heating and is fully double glazed. Externally the property sits on a beautiful private plot with gardens to the front, side and rear. There is a driveway running adjacent to the property leading to a double detached garage.

Viewing is essential to fully appreciate the accommodation on offer on this stunning 4-bedroom detached villa which is in truly walk-in condition.

• Hallway		• Bedroom No. 1	3.75m x 3.32m
• Lounge	5.31m x 3.51m	• En-Suite	
• Kitchen	5.62m x 5.56m	• Bedroom No. 2	3.47m x 2.70m
• W.C	1.43m x 1.33m	• Bedroom No. 3	3.33m x 1.59m
		• Bedroom No. 4	2.71m x 2.03m
		• Bathroom	2.31m x 1.86m

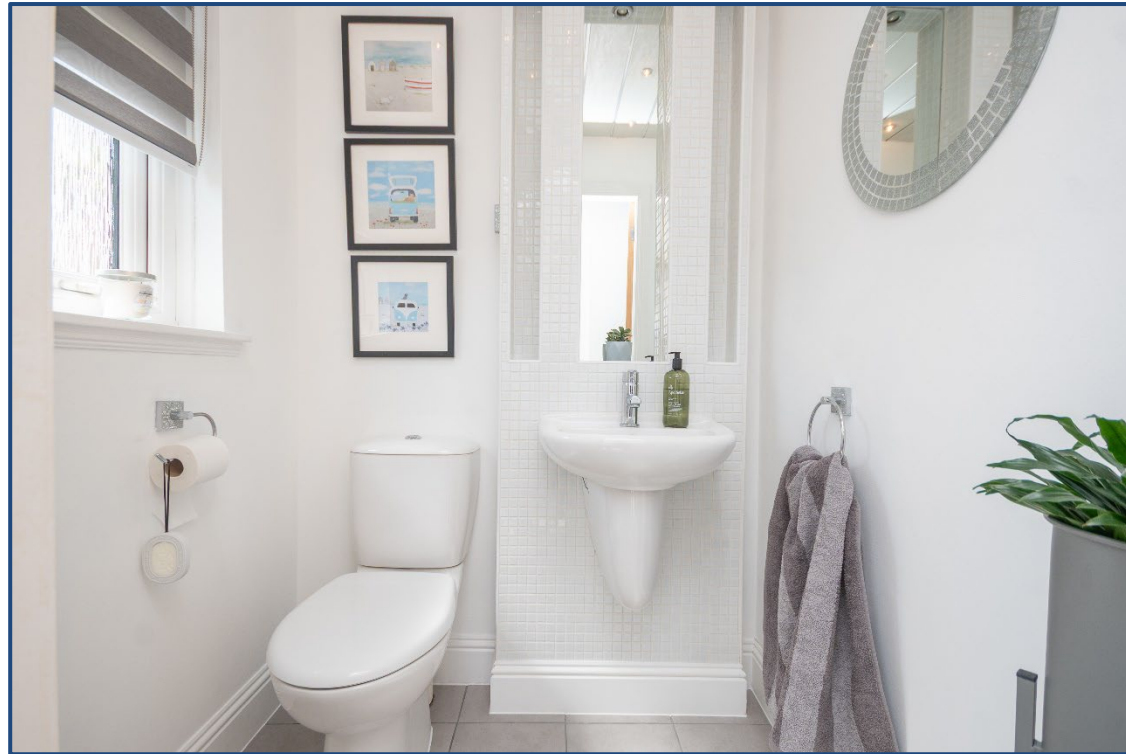
These particulars are believed to be correct and do not form part of any contract. Measurements have been taken using a sonic tape and may be subject to a small margin of error. Electrical/Gas fitments have not been tested and are assumed to be in working order. Photographs are included for information purposes only and it should not be assumed that any item is included in the purchase price of the property.

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