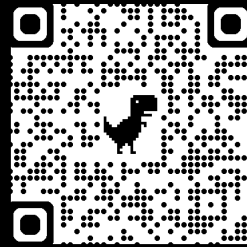


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2 BEDROOM DETACHED VILLA

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Dining Kitchen | Family Bathroom | Dressing Room | Landscaped Gardens | Modern Fischer
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Woodville Stable, Devonview Street, Airdrie

A charming and distinctive extended sandstone former stable block, converted to residential use in 1991, offering a superb blend of period character and modern convenience. This attractive property occupies a landscaped front, rear and side gardens, together with a good-sized monoblock driveway accessed from the street via wrought iron gates. EPC - E.

The property retains a wealth of character features, including exposed timber beams, dado rails, decorative plasterwork, classical-style plaster mouldings, cornicing and ceiling roses. It is complemented by double glazing in every room, with attractive wooden Venetian-style shutters. Modern Fischer electric heating has been installed throughout.

The accommodation extends to entrance hallway, dual-aspect living room, dining kitchen, family bathroom, two double bedrooms, walk-through dressing room and upper-floor wet room.



The property is entered from the side via a wooden external door with a glazed nine-panel upper section, leading into a welcoming hallway with laminated timber flooring, painted and papered walls and useful understair storage. The cupboard also houses the modern consumer unit. The hallway provides access to the living room, family bathroom and dining kitchen.

The dual-aspect living room has front and side-facing windows with wooden shutters, laminated flooring, decorative coving and an impressive structural timber beam. A feature fireplace incorporates a wooden mantel and cast-iron inset with gas fire.

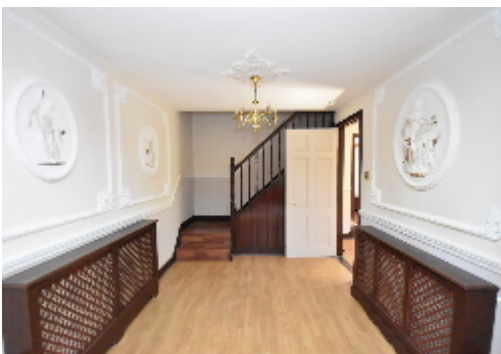
The family bathroom is fully tiled to the walls and floor and features a white suite comprising WC, wash hand basin and corner bath, together with a wooden-panelled ceiling and side-facing obscured window.



The impressive dining kitchen incorporates defined dining and kitchen areas. The dining area has matching laminated flooring and attractive classical-style decorative plasterwork to the walls, with the staircase to the upper floor located within this section. The fitted kitchen has a mahogany-coloured range of wall and base units, integrated oven and grill, four-ring hob, composite double sink and drainer, tiled walls and space for further appliances. A side-facing window has matching wooden shutters. A door leads directly to the rear garden.

The staircase leads to an upper hallway giving access to both bedrooms, dressing room and wet room. The principal bedroom is approached through a useful walk-through dressing room with fitted wardrobes and drawers, decorative plasterwork and ceiling rose, together with a loft access hatch. The bedroom itself has a rear-facing Juliet-style balcony, side-facing skylight and extensive fitted storage/cupboards. Fischer electric heating is installed. The second double bedroom has a front-facing window with wooden Venetian-style shutters, laminated flooring, Fischer electric heating and extensive fitted eaves storage. Matching fitted furniture includes wardrobes, drawers, dressing table, ottoman, bedside tables and headboard. Further period detailing includes plaster cornicing and a ceiling rose.

The upper-floor wet room is fully tiled to the floor and walls and has a wooden-panelled ceiling, WC, wash hand basin and electric shower.



Externally, the property is complemented by landscaped front, rear and side gardens, all predominantly monoblocked for ease of maintenance, with established shrubs and planting borders. The rear garden is enclosed by walls and includes a useful small storage shed. The front driveway provides excellent off-street parking and is bounded by walls and hedging.

Living Room: 3.81m x 4.89m

Dining Kitchen: 6.72m x 4.86m

Principal Bedroom: 2.57m x 5.14m

Dressing Room: 2.83m x 3.20m

Bedroom Two: 3.82m x 4.07m

Family Bathroom: 1.86m x 2.19m

Wet Room: 1.65m x 1.27m (all at longest points)



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Disclaimer

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