



Village Estates

Independent Estate Agents & Mortgage Advisors



Cumbernauld

*45a Hayston Road Carrickstone
G68 0BS*

3 Bedroom Semi Detached Villa

Lounge • Kitchen • Dining Room • W.C

3 Bedrooms • En-Suite • Bathroom

Gardens • Driveway

Village Estates are delighted to welcome to the market this modern, 3-bedroom semi detached villa situated in the much sought after Carrickstone area of Cumbernauld. The property comprises of a welcoming hallway leading to a fabulous size lounge with access to a spacious dining room with access to both the rear garden and a modern fitted kitchen which includes a generous range of base and wall-mounted units with integrated oven, hob and hood. The lower level is complete with a spacious W.C.

The upper level accommodates 3 generous size bedrooms, with bedrooms 1 and 2 boasting excellent storage. The master leads to an en-suite shower room. The accommodation is complete with a modern family bathroom comprising of a 3-piece white suite with shower over bath and side screen.

The property also benefits from a system of gas central heating and is fully double glazed.

Externally the property sits on a fabulous plot with a private, secluded garden to the rear.

Viewing is essential to fully appreciate the accommodation on offer on this modern 3-bedroom semi detached villa which is in truly walk in condition.

- Lounge 4.76m x 4.03m
- Dining 3.13m x 2.46m
- Kitchen 2.97m x 2.51m
- W.C. 1.98m x 0.87m

- Bedroom No. 1 3.89m x 3.01m
- En-Suite 1.97m x 1.80m
- Bedroom No. 2 3.21m x 2.62m
- Bedroom No. 3 2.36m x 2.11m
- Bathroom 1.95m 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 fittings 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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Please contact either of our Branch Tel. Nos. during Saturday opening times for all enquiries

2 The Wynd, The Village, CUMBERNAULD

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