



GARDEN STIRLING BURNET

9 SHIRA AVENUE,
GARTCOSH, G69 8FL



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Situated within a sought-after modern development in the popular village of Gartcosh, this beautifully presented three-bedroom home offers stylish, contemporary living, making it an ideal purchase for families, first-time buyers or professionals seeking a home in true walk-in condition.



Finished to a high standard throughout, the property has been tastefully decorated in neutral tones, creating a bright and welcoming atmosphere. The accommodation begins with a welcoming entrance hallway leading to a spacious lounge, providing the perfect space to relax or entertain. To the rear of the property, the contemporary dining kitchen is fitted with a range of modern wall and floor units, integrated appliances and ample space for family dining. French doors open directly onto the rear garden, allowing an abundance of natural light into the room and creating an ideal space for indoor-outdoor living.

Upstairs, there are three well-proportioned bedrooms, including a generous principal bedroom with fitted mirrored wardrobes and the added benefit of a stylish en-suite shower room. The remaining bedrooms offer flexible accommodation, ideal for children, guests or a home office, and are served by a modern family bathroom finished to an excellent standard.







FEATURES

- Modern family home within a desirable development
- Spacious and beautifully presented accommodation
- Bright lounge
- Contemporary dining kitchen
- Downstairs WC
- Generous bedrooms
- Modern family bathroom
- Private rear garden
- Driveway providing off-street parking
- Gas central heating and double glazing
- Excellent commuter links by rail and motorway
- Early viewing highly recommended.



"..."Early viewing is highly recommended to appreciate the quality of accommodation and enviable location on offer."..."







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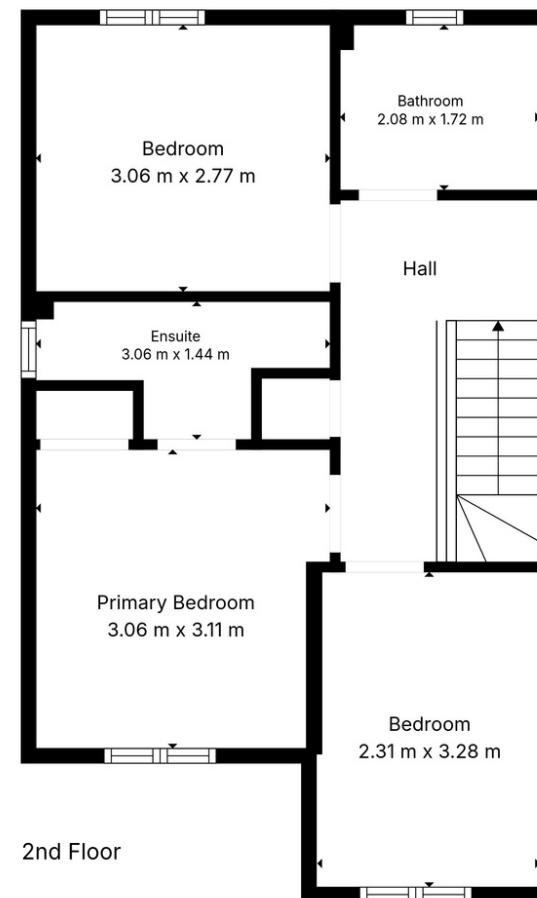
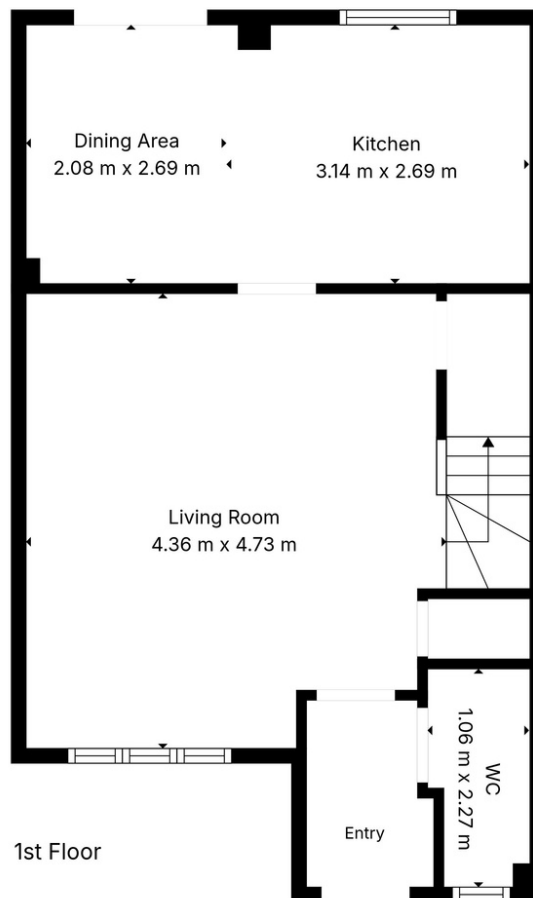
HOUSE SALES

If you have a house to sell, we provide free pre-sales advice, including valuation. We will visit your home and discuss in detail all aspects of selling and buying, including costs and marketing strategy, and will explain GSB Properties' comprehensive services.

1. While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.
2. Interested parties are advised to note interest through their solicitor as soon as possible in order to be kept informed should a Closing Date be set. The seller will not be bound to accept the highest or any offer.



FLOORPLAN



Total: 86 m2
1st Floor: 43 M2, 2nd Floor: 43 m2
Excluded Areas: Walls: 6 m2

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.