



**38 Carbars West, Wishaw, ML2 0DE**  
**£995 Per Month**

A well-presented three-bedroom mid-terrace family home located in a sought-after area of Netherton, close to local amenities, schools, and transport links.

The property briefly comprises a spacious lounge with dining area, providing an excellent space for family living and entertaining. The fitted kitchen comes complete with white goods, offering both practicality and convenience.

Upstairs, there are three well-proportioned bedrooms, all benefiting from built-in storage. The family bathroom features a bath with shower over, and is fully tiled for a modern, low-maintenance finish.

Externally, the property enjoys private gardens, ideal for outdoor relaxation. Further benefits include gas central heating throughout.

Early viewing is highly recommended.

Council Tax Band B

EPC rating: D

Landlord registration: 156171/320/04591

LARN: 1904005



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
Scotland	EU Directive 2002/91/EC	