



Allan Avenue | | Carlisle | ML8 5UA

Offers Over £165,000

**moving**

ESTATE AGENTS

Moving Estate Agents are delighted to welcome to the market Allan Avenue.

An excellent three-bedroom semi-detached villa, in fantastic walk-in condition.

#### Property Description

Located in Carluke, this family-friendly cul-de-sac location offers excellent accommodation over two levels.

Arriving at the front door via a well-maintained, low-maintenance front garden, you step into a spacious main hall with an under-stair storage cupboard and stairs to the upper level. The ground level offers a spacious main lounge area through to a dining area with a large picture window that provides ample natural light. From the dining, you access the substantial modern kitchen, with floor- and wall-mounted units and contrasting worktops. From the kitchen, there is a utility room with a wc. There is also a door to the rear of the home, providing easy access to the substantial private raised astro turf garden and patio area.

The upper floor offers three good-sized bedrooms, with the master bedroom to the rear, featuring a picture window, giving a bright and airy feel, with built-in mirrored storage. To the front are the other two bedrooms. Finishing this level is the family bathroom with a three-piece white suite, a shower over the bath and a tiled splashback.

The property further benefits from Gas Central Heating, Double Glazing, a mono-block drive providing parking for three cars, and a detached garage.

Carluke itself offers a range of amenities, including shops, bars, restaurants, and transport links. There are regular bus services to and from the Town Centre, providing access to larger shopping areas. You are on the doorstep of the renowned Strathclyde Park, popular with joggers, cyclists, and dog walkers. There is also Primary and Secondary schooling in the area.

The M8, the M80, M73, and M74 motorway network is also nearby, leading to Wishaw, Motherwell, Hamilton, Glasgow, and other outlying areas.

Whilst we endeavour to provide as accurate information as possible our particulars are for reference only and should not form part of any contract or offer. Measurements are taken at the widest points and our floor plans may not be exactly to scale.

Please refer to the seller's commissioned professional Home Report for further information and all Material Facts as to the Property. The Home Report (Property Questionnaire) will indicate to the best of the seller's knowledge as to the supplied services to the Property. Council Tax Band, Gas & Electricity, planning proposals and any associated risks to the Property can be found here.

