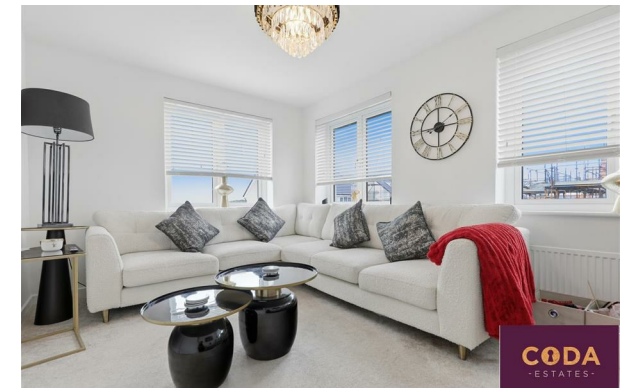
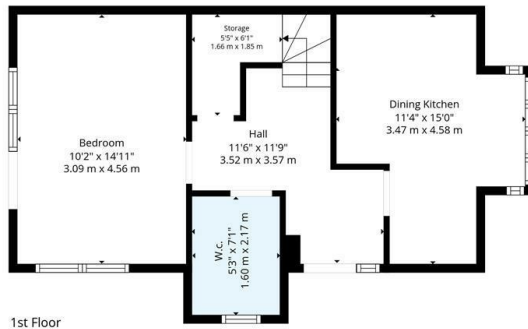
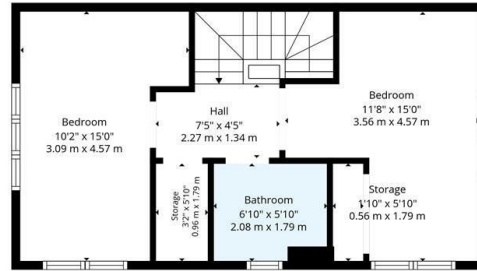
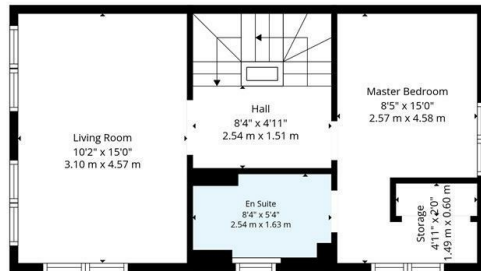




## 25 Honister Crescent, East Kilbride, Glasgow, G75 7AJ

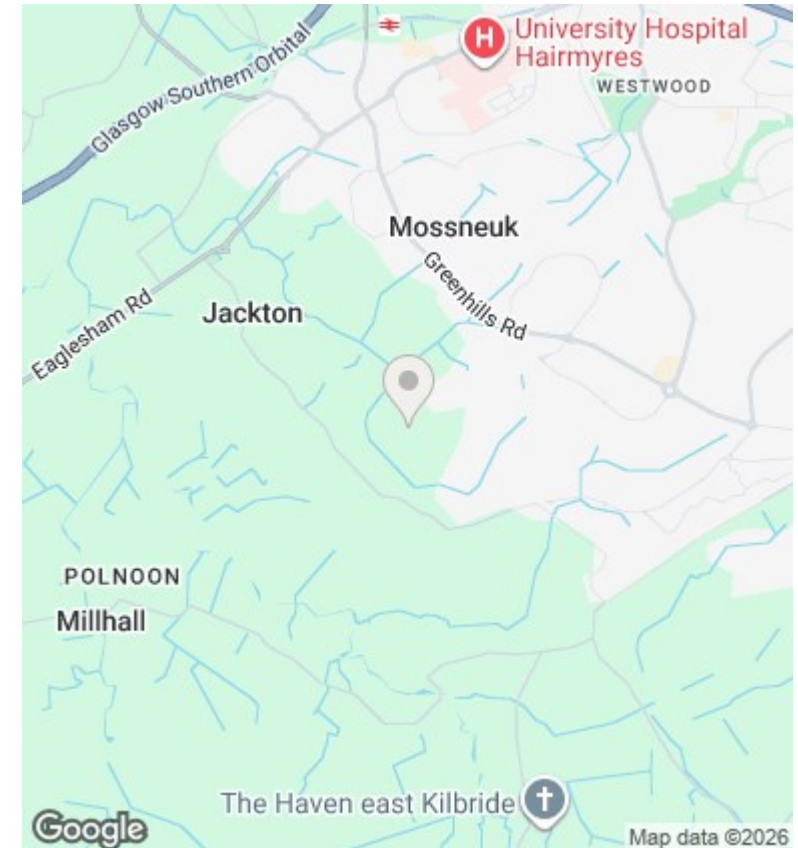
Fixed Asking Price £305,000

- Four bedroom semi detached townhouse
- Set over three levels offering lots of flexibility
- Family bathroom and separate wc
- Landscaped and low maintenance garden
- Kitchen Diner
- Sought after location
- Excellent corner plot
- Well proportioned bedrooms, master en-suite
- EER Band B



**TOTAL: 1216 sq. ft, 114 m<sup>2</sup>**  
 1st floor: 426 sq. ft, 40 m<sup>2</sup>, 2nd floor: 405 sq. ft, 38 m<sup>2</sup>, 3rd floor: 385 sq. ft, 36 m<sup>2</sup>  
 EXCLUDED AREAS: STORAGE: 64 sq. ft, 6 m<sup>2</sup>, WALLS: 115 sq. ft, 9 m<sup>2</sup>

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



## Directions

## Viewings

Viewings by arrangement only. Call 01417262111 to make an appointment.

## Council Tax Band

## EPC Rating:

B

| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) <b>A</b>                          |                         |           |
| (81-91) <b>B</b>                            | 85                      | 85        |
| (69-80) <b>C</b>                            |                         |           |
| (55-68) <b>D</b>                            |                         |           |
| (39-54) <b>E</b>                            |                         |           |
| (21-38) <b>F</b>                            |                         |           |
| (1-20) <b>G</b>                             |                         |           |
| Not energy efficient - higher running costs |                         |           |
| <b>Scotland</b>                             | EU Directive 2002/91/EC |           |