



SPACIOUS FIRST FLOOR FLAT

FITTED KITCHEN

FAMILY BATHROOM

BRIGHT LOUNGE WITH VIEWS TOWARDS THE OCHIL HILLS

DOUBLE BEDROOM

PRIVATE PARKING TO THE REAR



63c Stirling Street
Alva, FK12 5ED

OFFERS OVER
£75,000

Entrance

Access is to the rear of the property via a secure door entry system with stairs leading to the private entrance.

Private Entrance

Access to the private entrance is via a hardwood door with opaque glazed panel.

Bedroom

10' 8" x 7' 11" (3.25m x 2.41m)

The double bedroom overlooks the rear of the property and benefits from a built-in wardrobe, laminate flooring and has ample room for free-standing furniture.

Kitchen

12' 2" x 6' 8" (3.71m x 2.03m)

The fully fitted kitchen is partially tiled and has a good range of oak effect wall and base units with contrasting worktops and a built-in oven with a ceramic hob. The integrated appliances include a washing machine, dishwasher and an under counter fridge and freezer. There is a built-in storage cupboard which houses the hot water tank and beech effect laminate flooring.

Bathroom

9' 2" x 5' 4" (2.79m x 1.62m)

The bathroom has a white three piece suite and a separate shower enclosure with an electric shower. Fully tiled with vinyl flooring, an opaque window to the side and chrome bathroom accessories.

Lounge

13' 9" x 9' 7" (4.19m x 2.92m)

The bright and spacious lounge has two windows overlooking the front of the property with lovely views towards the Ochil Hills, with laminate flooring and an electric fire with a stone effect fireplace.

Heating & Glazing

The property benefits from an electric heating system and is fully double glazed throughout.

Parking

The property benefits from a private rear parking area with an allocated parking space.

Included Extras

Included in the sale of the property are all fixtures and fittings, floor coverings and light fittings. Integrated kitchen appliances, including the built-in oven and ceramic hob, washing machine, dishwasher, under-counter fridge and freezer and the electric fire in the lounge.

Home Report

To view this home report please email us on: admin@county-estates.net

