



5 Sharp Terrace

Grangemouth FK3 8PH

Offers Over £173,500

Caesar & Howie
Solicitors & Estate Agents



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An excellent home which will suit a variety of buyers is offered from this well proportioned, two/three bedroom semi detached villa. The property boasts two generously proportioned bedrooms, with a handy downstairs sunroom/third bedroom with separate wet room offering ground floor living. It further benefits from low maintenance garden ground with a large shed and ample off street parking. It is set within a well established and popular residential location which is within easy reach of all local amenities, schooling at all levels, and excellent transport links making it ideal for the commuter. Early viewing is highly recommended to fully appreciate this property and its position.

- Entrance hallway
- Spacious lounge
- Modern Kitchen
- Two bedrooms
- Sunroom/bedroom 3
- Wet room & shower room
- Gardens & driveway
- GCH & DG
- Council Tax Band: B
- Energy Efficiency Rating: TBC

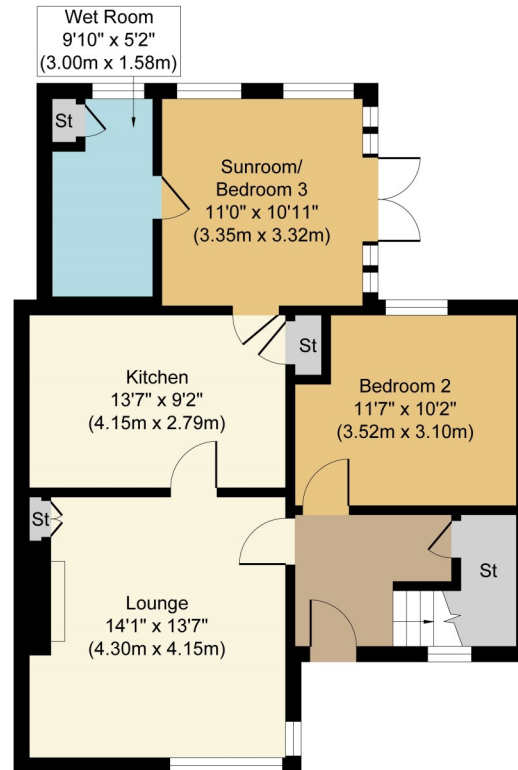
Extras: All floor coverings, blinds and light fittings. Washing machine, fridge/freezer and 2 x TV's. No warranties/guarantees will be provided.

Viewings: Strictly by appointment through Caesar & Howie on 01506 435306 or email mam@caesar-howie.co.uk

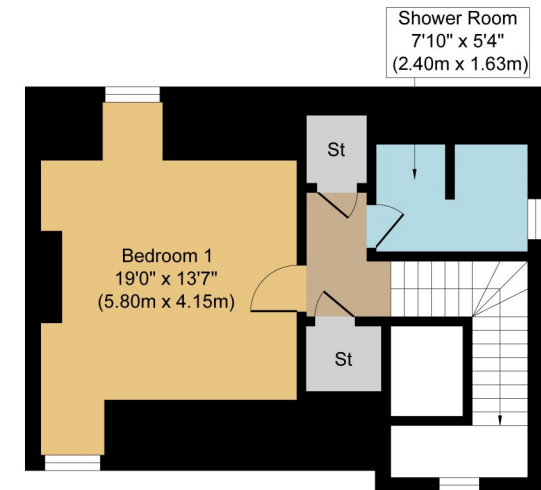


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Ground Floor



First Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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