



CODA
- ESTATES -

OFFERS OVER

£115,000

5 STRATHALLAN GARDENS, KIRKINTILLOCH G66 3AJ

This is a beautifully 2 bedroom first floor cottage apartment located within a highly desirable residential pocket of Kirkintilloch, close to all local amenities. The current owners have maintained and presented the flat to a high standard, replacing both the kitchen and the shower room. Early viewing is essential. EER - C

- *** Upper 2 Bedroom Apartment ***
- Fabulous Central Location
- Spacious Lounge/Dining Area
- Modern Kitchen



FULL DESCRIPTION

This style of property is seldom available on the open market. The 2 bedroom upper cottage flat has been well maintained and presented by the current owners. Ideally located within the highly desirable Willow Bank development, the property is only a short walk from the town centre and all local amenities.

Accommodation is presented over one level, comprising entrance hallway with stairs to the upper level, spacious lounge/dining room, modern fitted kitchen with ample base and wall units, a number of integrated appliances and contrasting worktops. The apartment boasts two double bedrooms both with fitted wardrobe storage and the recently installed shower room. Further benefits include loft space, DG and parking.

Room Dimensions

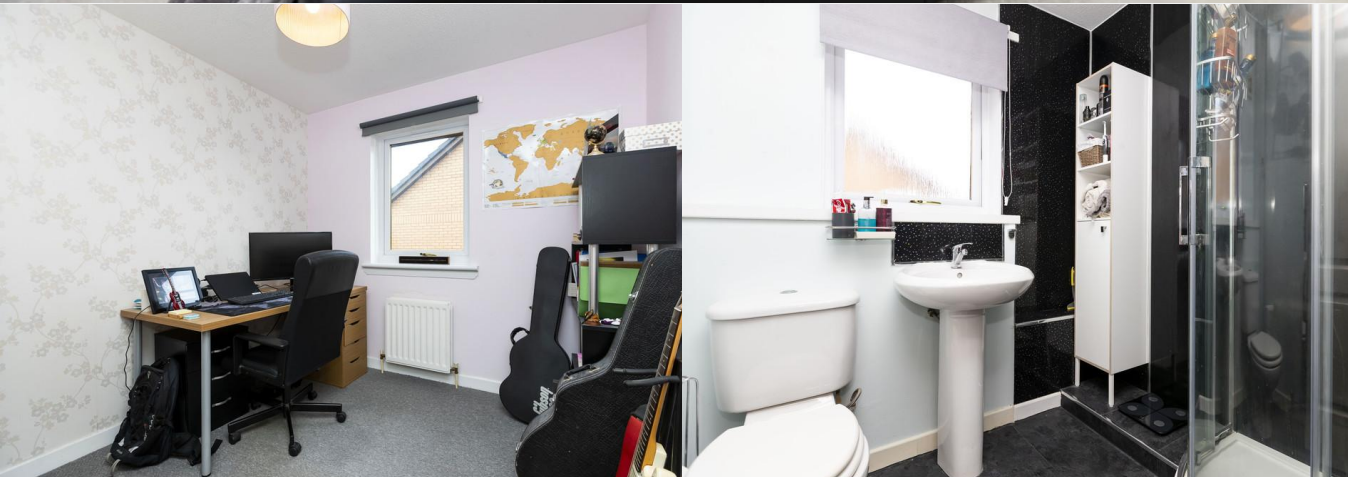
Lounge/Dining Room - 4.91m x 3.68m

Kitchen - 2.83m x 2.53m

Master Bedroom - 3.99m x 2.46m

Bedroom 2 - 3.05m x 3.02m

Bathroom - 1.92m x 1.88m



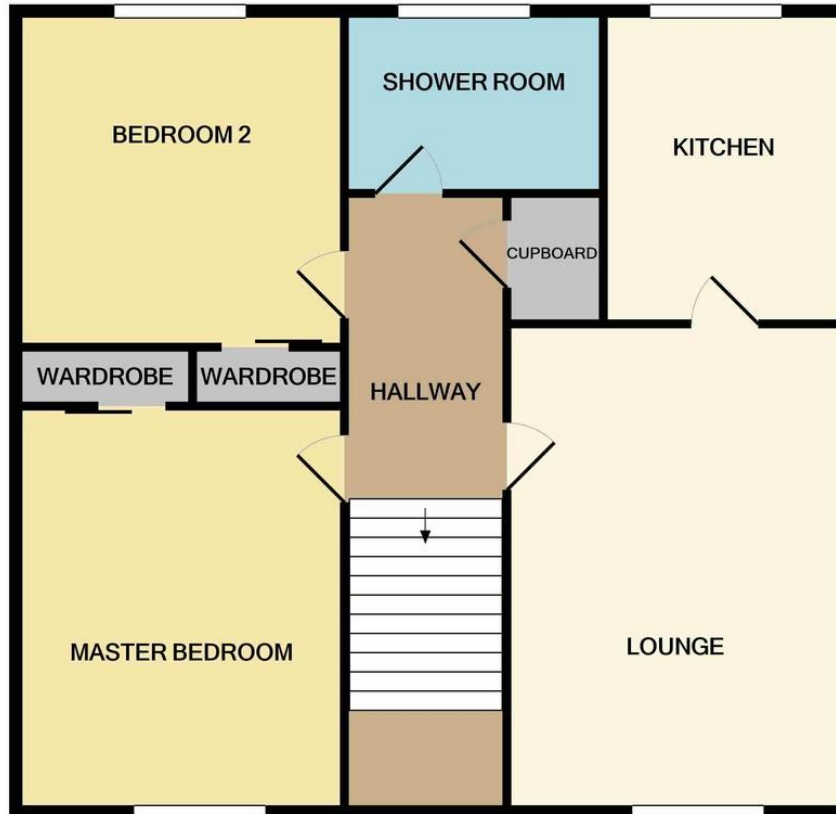
Location

Amenities: Kirkintilloch offers a vast selection of local amenities including good quality restaurants, cafes, shops, bars, supermarkets and the recently developed Southbank Marina. There are also numerous leisure facilities including a modern library, museums, Kirkintilloch leisure centre and various sporting clubs, Kirkintilloch Bowling Club, various water sports

Tel:



ENTRANCE FLOOR
APPROX. FLOOR
AREA 30 SQ.FT.
(2.8 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 897 SQ.FT.
(83.3 SQ.M.)

TOTAL APPROX. FLOOR AREA 927 SQ.FT. (86.1 SQ.M.)

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 misstatement. This plan is for illustrative purposes only and should be used as such by you.