



# Village Estates

Independent Estate Agents & Mortgage Advisors



*Abronhill*

*G67 3LJ*

*74 Oak Road*

# 2 Bedroom Ground Floor Flat

Hallway • Lounge/Dining • Kitchen  
2 Bedrooms • Bathroom

Village Estates are delighted to welcome to the market this modern 2 bedroom ground floor flat situated in the Abronhill area of Cumbernauld. Internally the property comprises of a welcoming hallway which leads to a fabulous size L shaped lounge with ample space for dining. The lounge leads to a beautiful modern fitted kitchen which include a generous range of base and wall mounted units with integrated oven, hob and hood. The accommodation continues with 1 fabulous size double bedroom and a generous size single, both offering excellent storage. The accommodation is complete with a family bathroom comprising of a 3 piece white bath suite with shower over bath and side screen. The property also benefits from fully double glazing and a system of gas central heating. Viewing is essential to fully appreciate the accommodation on offer on this modern 2 bedroom ground floor flat which is in truly walk in condition.

- Hallway
- Lounge 22'09" x 13'07"
- Kitchen/Dining 12'04" x 6'00"
- Bedroom No. 1 13'09" x 8'03"
- Bedroom No. 2 10'06" x 7'05"
- Bathroom

These particulars are believed to be correct and do not form part of any contract. Measurements have been taken using a sonic tape and may be subject to a small margin of error. Electrical/Gas fitments have not been tested and are assumed to be in working order. Photographs are included for information purposes only and it should not be assumed that any item is included in the purchase price of the property.

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Ref. No. VEC23.3351





## Selling Your Property !!

Contact us Now for a Free Valuation - We Offer a Full Sales & Marketing Package for a Very Competitive Fee  
Mortgage

Village Estates Mortgages offers a full range of Mortgage and Re-Mortgage facilities

Home Reports, Surveys, Solicitors can also be arranged

### Office Opening Hours

9am – 5.30pm Monday – Friday

10am – 1pm Saturday (Cumbernauld Only)

Please contact either of our Branch Tel. Nos. during Saturday opening times for all enquiries

**2 The Wynd, The Village, CUMBERNAULD**  
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 **rightmove.co.uk**

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