



# Village Estates

Independent Estate Agents & Mortgage Advisors



*Greenfaulds*

*7 Ivanhoe Road*

*G67 4BB*

# 2 Bedroom (originally 3 Bedroom) 1<sup>st</sup> Floor Flat

Hallway • Lounge • Kitchen/Dining • Store Room  
2 Double Bedrooms • Shower Room

Village Estates are delighted to welcome to the market this modern 2 bedroom 1<sup>st</sup> floor flat which was originally a 3 bedroom situated in the sought after Greenfaulds area of Cumbernauld. Internally the property comprises of a welcoming hallway which leads to a fabulous size lounge and a lovely fitted kitchen which includes a generous range of base and wall mounted units with a breakfast bar offering ample space for dining. The kitchen gives access to a large walk in storage area. The accommodation continues with 2 double bedrooms both boasting excellent storage space. The original 2<sup>nd</sup> and 3<sup>rd</sup> bedroom has been beautifully remodeled to now host a fabulous double bedroom. The accommodation is complete with a modern shower room comprising of a 2piece white suite with double walk in shower enclosure. The property also benefits from fully double glazing. Viewing is essential to fully appreciate the accommodation on offer on this modern 2 bedroom 1<sup>st</sup> floor flat.

- Hallway
- Lounge 13'08" x 12'01"
- Kitchen/Dining 15'03" x 10'08"
- Bedroom No. 1 11'01" x 9'07"
- Bedroom No. 2 12'06" x 12'02"
- Shower Room

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 fittings 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.

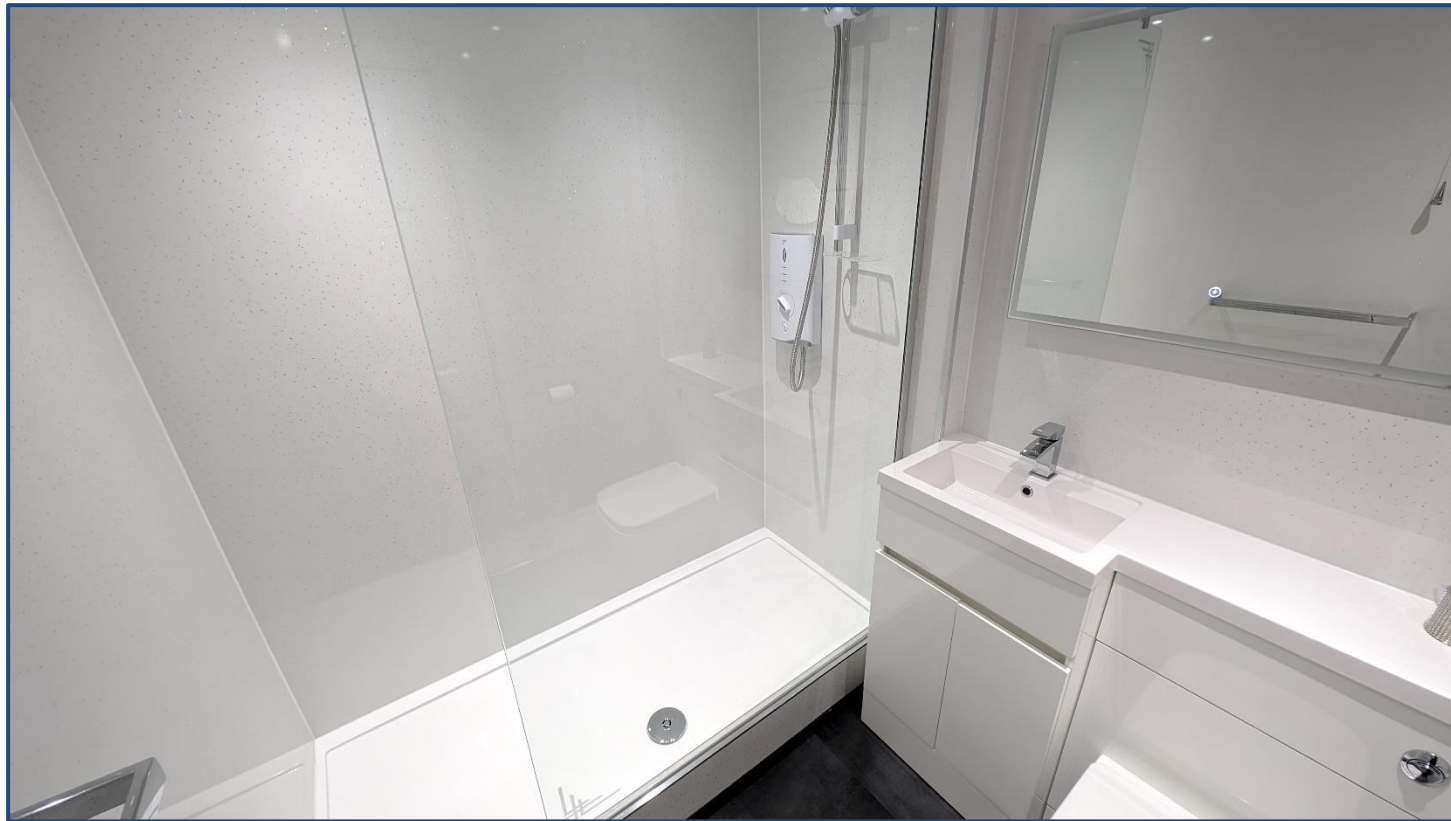
Photographs are included for information purposes only and it should not be assumed that any item is included in the purchase price of the property.

Ref. No. VEC23.3433











## **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**

**Please contact office during Saturday opening times for all enquiries**

**2 The Wynd, The Village, CUMBERNAULD**

**Tel: 01236 636101**

**Zoopla.co.uk**

 **rightmove.co.uk**

**www.ve-ea.co.uk**

**s1homes.com**