



RESIDENCE

8 Sandy Road, Carlisle, ML8 5DY

www.residencestateagents.co.uk

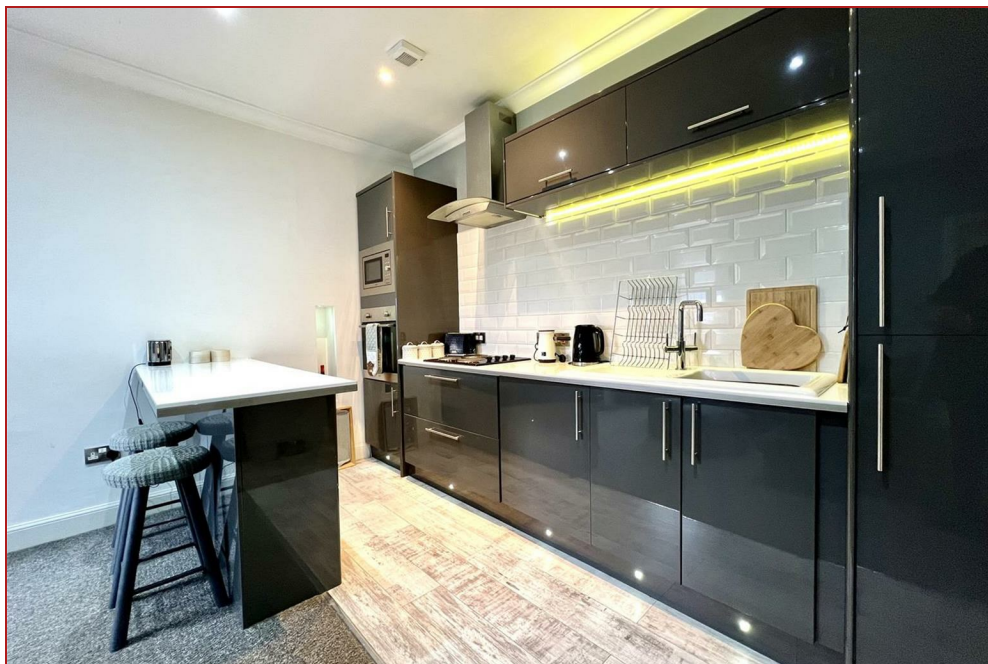
2 Bedrooms | 1 Public Rooms | 1 Bathrooms



This centrally located 2 bedroomed traditional 1st floor flat is an ideal first time buy or may suit someone who is looking to downsize.

This bright and airy apartment offers accommodation that consists of; open plan reception hallway, lounge and modern fitted breakfasting kitchen that has a range of base and wall mounted storage units with worktop surfaces and tiled splashback. There are 2 bedrooms and a modern fitted family bathroom with 4-piece suite and stylish tiling. Features of the flat include gas central heating, double glazing and a private section of gardens to the rear.

Carlisle is situated close to the Clyde Valley and offers an excellent range of amenities. Carlisle offers excellent schooling, sports facilities, public transport by bus and train and a wide range of shops. The surrounding towns of Lanark and Hamilton offer an even wider range of shopping facilities including retail parks and regular public transport by bus or train to Glasgow, Edinburgh and the surrounding towns. For those commuting by car, the road network links with the M74 motorway both north and southbound and to the M8 motorway linking Glasgow and Edinburgh. Glasgow airport is easily accessible with the recently opened extension to the M74.



548.96 sq ft | EER = C



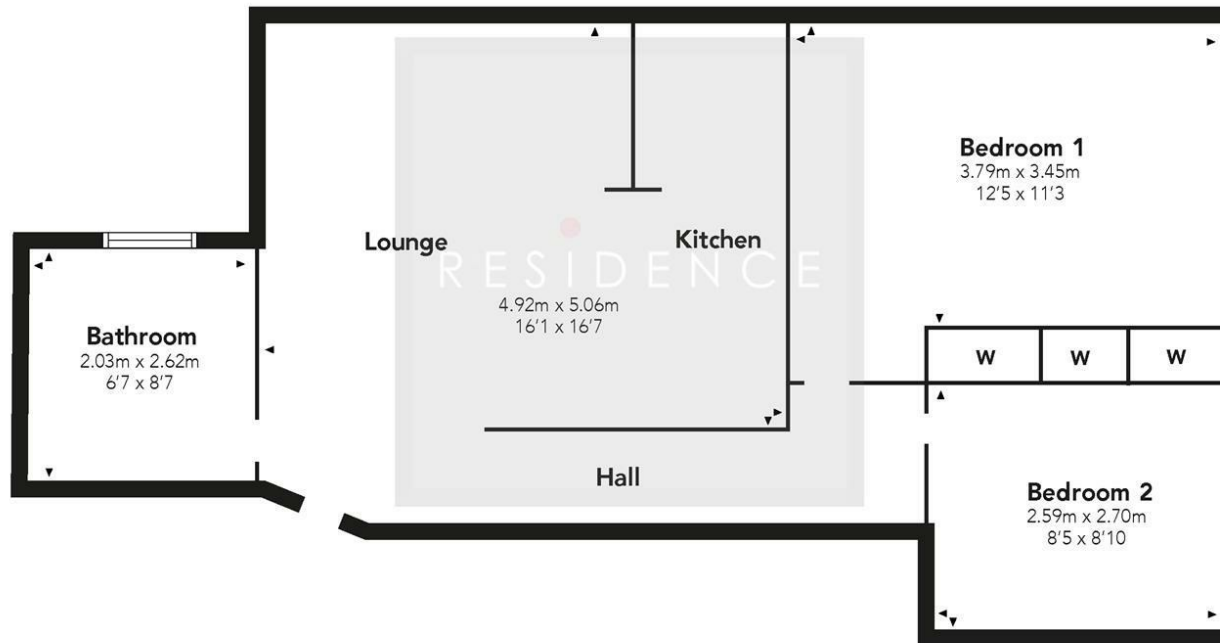
RESIDENCE



Viewing by appointment with Residence Hamilton

T: 01698 444333 | E: hamilton@residenceestateagents.co.uk | A: 34 Cadzow Street, Hamilton, ML3 6DG

Sandy Road



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements.

Produced by Plush Plans Ltd

We believe these details to be accurate; however, they do not form any part of a contract. Fixtures and fittings are not included unless specified in the enclosed. Photographs are for general information and it must not be inferred that any item is included for sale with the property. All distances and measurements are approximate. Floorplans may not be to scale and are for illustration purposes only.