



END TERRACE VILLA
KITCHEN
FAMILY BATHROOM

SPACIOUS LOUNGE
THREE DOUBLE BEDROOMS ONE WITH W.C.
GARDENS & DRIVEWAY



97 Churchill Street
Alloa, FK10 2JU

Offers Over £122,500

Entrance

Entrance to the property is via a red hardwood door with glazed panels, leading to:

Vestibule

3' 0" x 2' 7" (0.91m x 0.79m)

The vestibule is carpeted and has a glazed door leading to the hallway.

Entrance Hallway

12' 2" x 6' 3" (3.71m x 1.90m)

The entrance hallway is carpeted with a window overlooking the side of the property. It leads to all lower accommodation, there is a large cupboard under the stairs that houses the boiler.

Lounge

12' 7" x 11' 11" (3.83m x 3.63m)

The spacious lounge is carpeted with a window overlooking the front of the property. There is a feature marble fireplace and hearth with an electric fire.

Kitchen

13' 8" x 8' 6" (4.16m x 2.59m)

The bright kitchen has a window overlooking the rear of the property. There are various wall and base units with complementary work surfaces and tiles with a freestanding cooker, extractor hood, washing machine, fridge and freezer. The floor is laid to wood effect vinyl and there is space for a dining table. There is a wooden glazed door leading to the back garden.

Upper Hallway

The upper hallway is carpeted and has a window overlooking the side of the property, there is also access to the loft.

Principal Bedroom

13' 8" x 9' 11" (4.16m x 3.02m)

The large principal bedroom is carpeted and has a window overlooking the front of the property. There is space for freestanding bedroom furniture and a cupboard with a shelf and hanging rail.

Bedroom Two

10' 9" x 9' 8" (3.27m x 2.94m)

The second bedroom is carpeted and has a window overlooking the rear of the property, with space for freestanding bedroom. This room also benefits from having a W.C.

W.C.

5' 1" x 2' 5" (1.55m x 0.74m)

The en-suite is located in the second bedroom and comprises of a wc and wash hand basin and is partially tiled.

Bedroom Three

10' 4" x 7' 9" (3.15m x 2.36m)

The third bedroom is carpeted and has a window overlooking the rear of the property, with a storage cupboard and shelf with hanging rail.

Family Bathroom

6' 4" x 5' 2" (1.93m x 1.57m)

The family bathroom is located on the ground floor of the property. It has vinyl flooring and an opaque window overlooking the rear of the property. There is a three piece aqua bathroom suite which comprises of a wc, wash hand basin, bath with overhead shower and curtain rail.

Gardens

The front garden is surrounded by hedging and laid to lawn with a path leading to the front of the property. The large back garden is mostly laid to lawn and is fully enclosed with mature scrubs and a patio area, there is also wooden shed.

Driveway

The paved driveway is to the side of the property and is accessed via wrought iron gates and has room for several vehicles.

GCH

The property benefits from a gas central heating system.

Included Extras

The included extras in the property are all curtains and curtain poles, fixtures and fittings, floor coverings. The electric fire, surround and hearth in the lounge. In the kitchen the electric cooker, extractor hood, washing machine, fridge and freezer. The wooden shed in the garden.

Home Report

To view this home report please email us on: admin@county-estates.net



While every attempt has been made to ensure the accuracy of the description contained here, measurements of floors, walls, rooms and any other items are approximate and no responsibility is taken for any errors or omissions. The data in this document is for information only and should be used as a guide only for the purposes of the purchase. The services, systems and appliances shown here are not tested and no guarantee is given for their operation or efficiency on the date.

MONEY LAUNDERING REGULATIONS 2003

intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.