



END TERRACE VILLA

OPEN PLAN LOUNGE/DINING AREA

MODERN FITTED KITCHEN

TWO DOUBLE BEDROOMS & BOX ROOM

FLOORED LOFTT WITH AMPLE STORAGE SPACE

FAMILY BATHROOM

PRIVATE FRONT & REAR GARDENS

GARDEN SUN ROOM/DRIVEWAY



57 South Pilmuir Road
Clackmannan, FK10 4JR

Offers Over £128,500

Entrance

Entrance via a hard wood part glazed door leading to:-

Entrance Lower Hallway

6' 4" x 5' 7" (1.93m x 1.70m)

Welcoming entrance hallway with a built in storage cupboard housing the electrics, decorative light fitting and a double radiator.

Lounge/Diner

19' 2" x 11' 0" (5.84m x 3.35m)

Bright spacious open/plan lounge diner with a double glazed window overlooking the front of the property and white UPVC French doors leading to the rear garden. Built-in T.V and media wall with ceiling spotlights throughout this room also offers ample space for a dining table and chairs and free standing furniture.

Kitchen/Breakfast Room

10' 0" x 8' 2" (3.05m x 2.49m)

Fully fitted modern kitchen with white high gloss wall and base units, marble effect worktops and splash back. Integrated washing machine, fridge freezer and a built-in oven and microwave. Gas hob with an overhead extractor hood and white UPVC French doors leading to the rear garden.

Principal Bedroom

9' 6" x 12' 10" (2.9m x 3.9m)

Principal bedroom with a double glazed window overlooking the rear of the property with laminate flooring, double radiator and ceiling spotlights throughout.

Bedroom Two

12' 6" x 8' 10" (3.8m x 2.7m)

Bedroom two with a double glazed window overlooking the front of the property, ceiling spotlights throughout, double radiator and laminate flooring throughout.

Box Room

4' 7" x 4' 10" (1.4m x 1.47m)

Fully carpeted currently been utilised a walk-in wardrobe.

Loft Space

18' 8" x 8' 10" (5.7m x 2.7m)

Fully carpeted loft space with ample room for storage.

Family Bathroom

5' 11" x 6' 3" (1.8m x 1.9m)

Three piece family bathroom suite with a built in vanity unit with W.C and wash basin, separate bath with an electric overhead shower. Opaque window to the rear and various bathroom accessories.

Included Extras

Included in the sale of the property are all fixtures and fittings, floor coverings, blinds, curtains, curtain poles, light fittings and bathroom accessories. Built-in gas hob, overhead extractor hood, oven and microwave. Integrated fridge/freezer and washing machine. Hot tub in the garden and wooden sun room.

Gardens

Front garden is laid with decorative stone chips and a driveway to accommodate up to three vehicles. Paved pathway leading to the front entrance. Fully enclosed rear garden with a raised decked area for seating, built-in hot tub, decorative stone chips and an large wooden sun room still requiring completion.

Parking

Driveway to accommodate up to three vehicles.

Heating & Glazing

The property benefits from a gas central heating system and is fully double glazed throughout.

Home Report

To view the home report please contact us on admin@county-estates.net

