

Beautifully presented detached villa

In popular residential area



11 English Row

Calderbank, Airdrie, North Lanarkshire, ML6 9TU



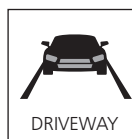
Scan Here!



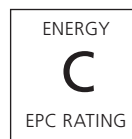
3 BED



1 BATH + WC



DRIVEWAY



ENERGY

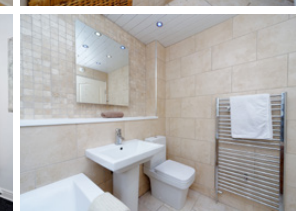
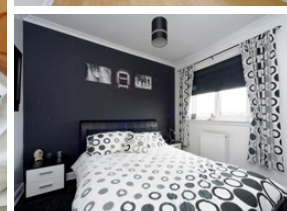
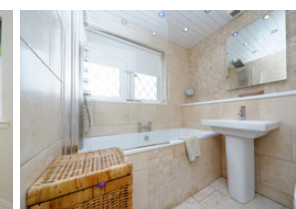
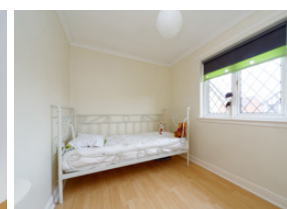
C

EPC RATING

11 ENGLISH ROW

CALDERBANK
AIRDRIE
NORTH LANARKSHIRE

The property is situated in the popular village of Calderbank which lies on the outskirts of Airdrie. Close to local amenities including shops, restaurants and bars. Nearby schooling at both primary and secondary level. Easy access to the M8 motorway for commute to both Glasgow and Edinburgh city centres.

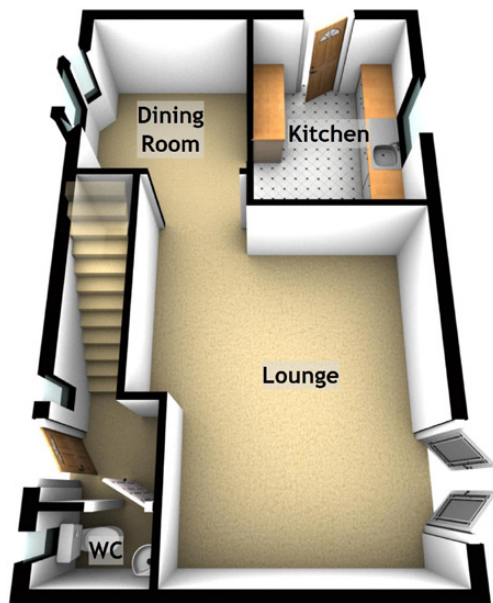


We are delighted to offer for sale this three bedroom detached house presented to the market in excellent order throughout. The property has been well maintained by the current owners and offers comfortable accommodation, it would make for a fantastic family home and benefits include gas central heating and double glazing. Internally, the accommodation extends to downstairs: Entrance hall with WC A bright lounge/dinner with windows to the front and French doors to the rear deck with stunning views, a useful well fitted kitchen with views of the rear garden, a selection of wall and base units, integrated oven, hob and hood, making

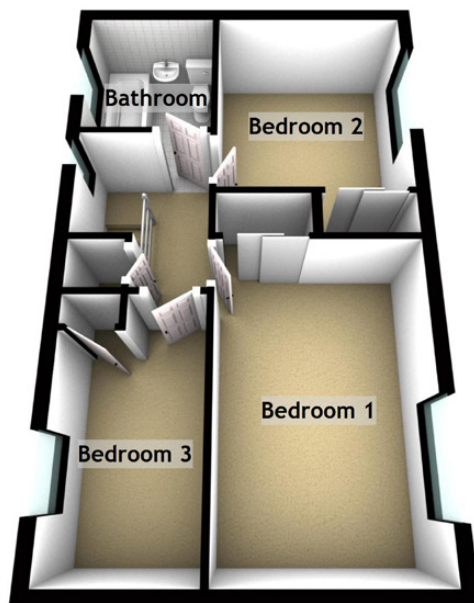
this the ideal kitchen for aspiring chefs!

Upstairs comprises of a landing area with storage cupboard, a good sized master bedroom to the rear with built in storage, second bedroom to the rear with fitted wardrobes, third bedroom to the front and a three piece family bathroom suite comprises bath with shower over, sink and low level WC. Externally there are gardens to front and rear with a driveway to the side with lead to. The front is mainly laid to lawn and mad secure by a metal fence. The rear garden is fully enclosed by a wooden fence, has a large deck with stunning views, laid to lawn and has a garden shed.

Ground Floor



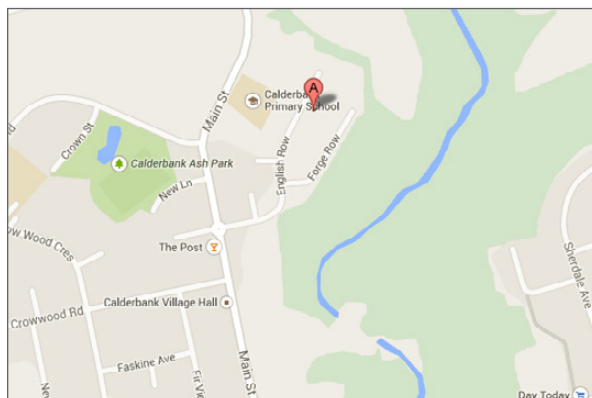
First Floor



APPROXIMATE DIMENSIONS

(Taken from the widest point)

Lounge	4.80m (15'9") x 4.00m (13'1")
Kitchen	3.20m (10'6") x 2.40m (7'10")
Dining Room	2.70m (8'10") x 2.40m (7'10")
Bedroom 1	4.40m (14'5") x 2.60m (8'6")
Bedroom 2	3.00m (9'10") x 2.80m (9'2")
Bedroom 3	3.50m (11'6") x 2.30m (7'7")
Bathroom	2.00m (6'7") x 1.90m (6'3")
WC	1.70m (5'7") x 1.20m (3'11")



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Part Exchange

If you are interested in this property and have a property to sell, please call 0131 524 9797 or complete our online form to receive a Part Exchange value on your own property.

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Prospective purchasers are advised to have their interest noted through their solicitor as soon as possible in order that they may be informed in the event of an early closing date being set for the receipt of offers.

Disclaimer - These particulars do not form part of any offer and all statements and photographs contained herein are for illustrative purposes and are not guaranteed. Buyers must satisfy themselves for the accuracy and authenticity of the schedule and should always visit the property to satisfy themselves of the property's suitability. The dimensions provided may include, or exclude recesses, intrusions and fitted furniture. Any measurements provided are for guide purposes only.



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