



Well presented semi-detached villa
Within a quiet cul-de-sac setting

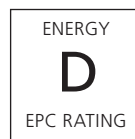
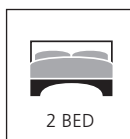


7 Aitken Close

Newmains, Wishaw, North Lanarkshire, ML2 9BJ



Scan Here!





Enjoying a central location within the town, providing access to a range of local facilities

The property is well positioned within Newmans. Shopping facilities are easily available with the 24 hour Asda being only 1/4 mile away and the Main Street and Stewarton Street offering a wide and varied range of shops, bars, restaurants and banks. Further shopping facilities are available at the Caledonian Retail Park. Ample bus services and Cleland train station are only minutes away, offering direct routes to Glasgow and Edinburgh. Recreation facilities are found at Wishaw Golf Course and Wishaw Sports and

Swimming Centre. The property affords access to local schooling, Wishaw General Hospital and motorway networks.

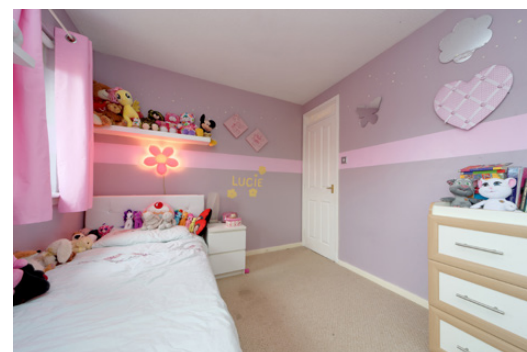
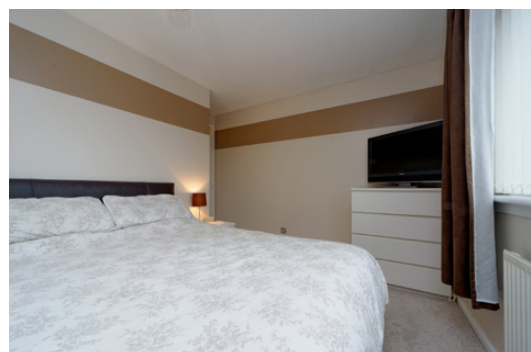
We are delighted to offer for sale this two bedroom semi-detached property. It enjoys a central location within the town and therefore provides access to a range of local facilities. The property itself offers spacious and adaptable accommodation and would make for a fantastic family home.

Internally, the accommodation extends to downstairs: entrance hall with storage cupboard. Bright lounge to the front with feature window that floods the room with natural light. Kitchen with a selection of wall and base units, integrated oven, hob, hood and large storage cupboard.

Upstairs, there is a landing giving access to all rooms which includes a large master bedroom and a good sized second bedroom, both with fitted storage. Finally internally is

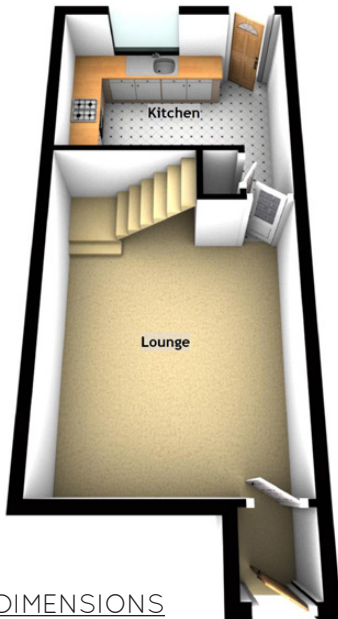
a well presented fully tiled three piece family bathroom comprising low level WC, wash hand basin and bath with shower over.

Externally there are gardens to front, side and rear. To the front of the property there is a driveway big enough for two cars and a small grassed area with shrubs. The rear garden is fully enclosed by fence, has a deck, slabbed patio, chipped area, shed and is a real sun trap in the summer months.

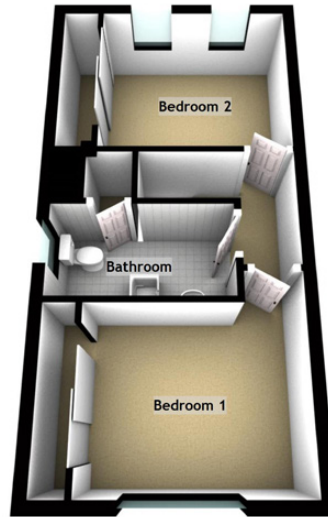


7 Aitken Close

Ground Floor



First Floor



APPROXIMATE DIMENSIONS

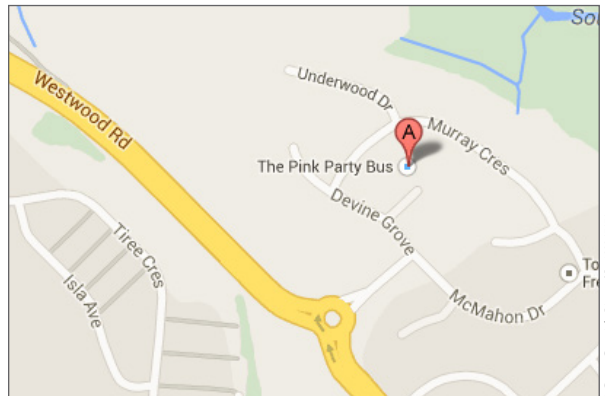
(Taken from the widest point)

Lounge	4.40m (14'5") x 3.80m (12'6")
Kitchen	3.80m (12'6") x 2.70m (8'10")
Bedroom 1	3.20m (10'6") x 2.70m (8'10")
Bedroom 2	3.20m (10'6") x 2.70m (8'10")
Bathroom	2.90m (9'6") x 1.50m (4'11")

EXTRAS

(Included in the sale)

All fitted carpets, floor coverings to remain and integrated appliances.



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Part Exchange

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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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