

FREEHOLD



Flat - Purpose Built (EPC Rating:)

161 BURNBANK STREET, GREENHILL, COATBRIDGE, ML5 2AY

Offers over

£89,995

FEATURES

- Spacious two-bedroom upper cottage flat
- Bright and well-proportioned accommodation throughout
- Excellent storage including two separate loft spaces
- Private driveway with space for multiple vehicles
- Communal garden enjoying excellent sunlight
- Direct access to park from rear garden



SWEET HOME



2 Bedroom Flat - Purpose Built located in Coatbridge

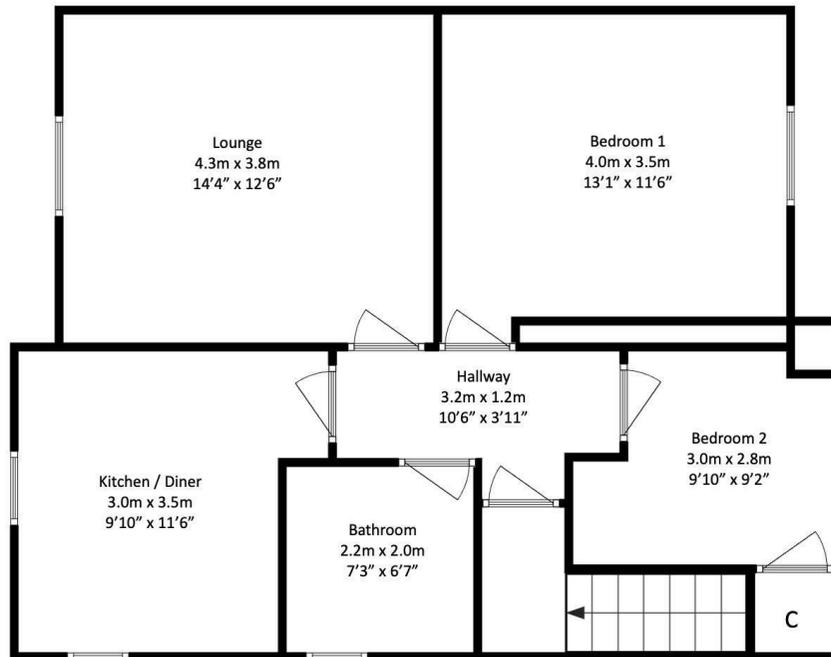
Caitlin Blackhall of Sweet Home Scotland is delighted to present this lovely two-bedroom upper cottage flat, ideally positioned on Burnbank Street in Coatbridge.

This well-proportioned property offers generous accommodation throughout and will appeal to a wide range of buyers, including first-time buyers, downsizers and investors alike.

The home comprises a bright and welcoming lounge, a well-laid-out kitchen, family bathroom and two versatile bedrooms. The layout provides comfortable living space with excellent natural light and flexibility to suit modern lifestyles.

A particular highlight of the property is the impressive storage available, including two separate loft spaces — a rare and highly practical addition which offers significant additional space for a variety of uses.

Externally, the home is complemented by a private driveway with space for multiple vehicles, a private section of rear garden which enjoys excellent sunlight, and shared access to a communal drying



Call us on

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<https://sweet-home.co.uk/>

Council Tax Band

B

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
Scotland		EU Directive	
		2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

