



FREEHOLD

House - Detached (EPC Rating: D)

25 DRUMBATHIE ROAD, AIRDRIE, ML6 6EL

Offers over

£379,995

FEATURES

- *****Closing Date Set 12.30 Friday 27 th February***** Offers must be submitted via solicitor for 12.30
- 3 Bedrooms
- 2 Bathrooms
- Vestibule, hall, stairs
- Kitchen with island, open-plan family room
- Patio doors lead to rear garden



SWEET HOME



3 Bedroom House - Detached located in Airdrie

Call us on

07717504350

sales@sweet-home.co.uk

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

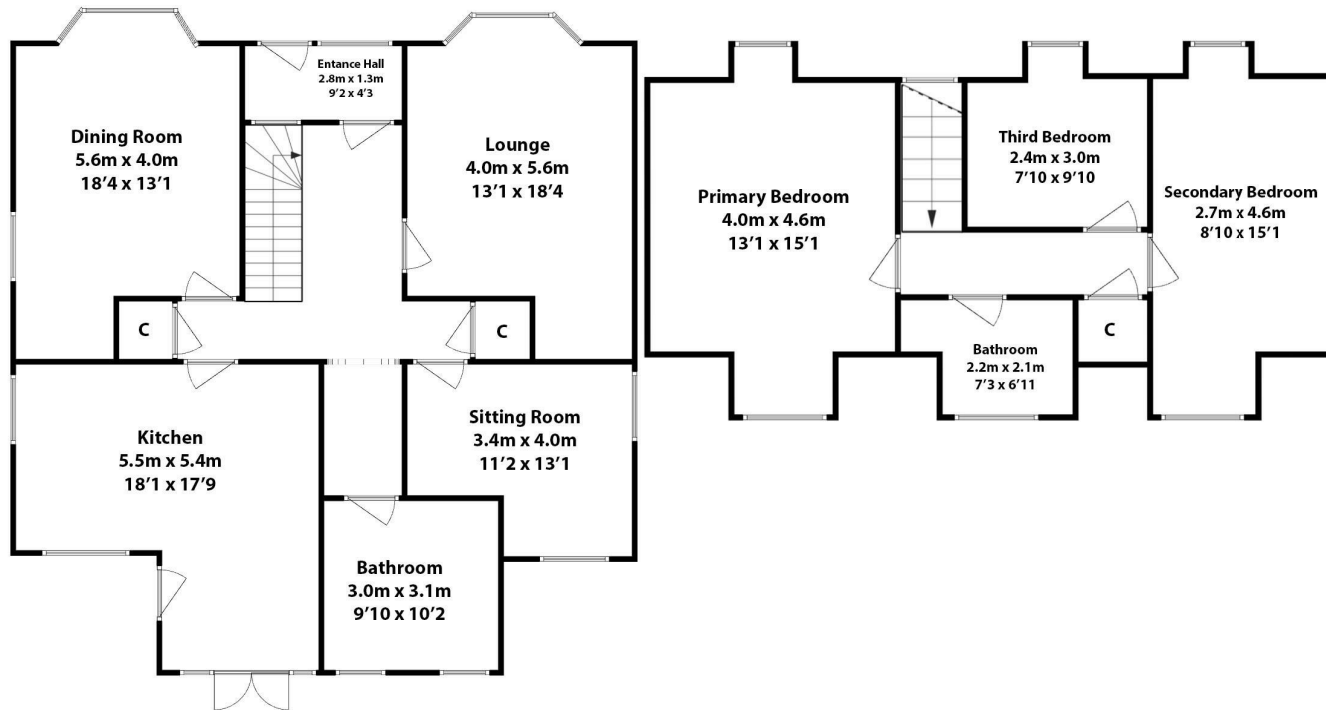
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Caroline Morrison of Sweet Home Scotland is proud to bring to market, this splendid, Converted and extended sandstone villa offering a delightful blend of traditional elegance and modern comfort, located in Drumbathie Road in Airdrie, the upper level of the property features two generously sized double bedrooms, perfect for restful nights, alongside a cosy single bedroom that could serve as a guest room or a study. The stunning family bathroom is a true highlight, designed to provide a serene space for relaxation.

As you enter the ground floor, you are welcomed by a spacious vestibule that leads into a grand hall, showcasing the home's character. The staircase invites you to explore the upper level, while the two public rooms on the ground floor offer versatile spaces for both entertaining and everyday living. The lounge, in particular, is a warm and inviting area, ideal for family gatherings, The sitting room for quiet peaceful evenings. Kitchen is not only stunning but a show stopper with its open plan family room facing the garden, Island, Range Master cooker and Belfast style sink, you will not be disappointed.

Council Tax Band

E



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	68	77
(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.

