

Fred.

ESTATE AGENTS



84 Calder Grove

Motherwell

Offers over £145,000



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Situated within the quiet and sought-after residential area of Motherwell and offering a well proportioned layout lies this one and half storey three bedroom end terrace property.

The ground floor comprises of a welcoming entrance hallway, a bright and airy front facing lounge/dining room which leads into the conservatory, a lovely fully fitted kitchen with integrated appliances and front facing bedroom with fitted wardrobes. Completing the lower floor is a convenient cloakroom WC and shower room in the form of a wet room with electric shower. The upper level features a landing area, a stylish fully tiled bathroom consisting of a back to wall WC/sink combination unit and shower enclosure, two good size bedrooms, both of which are carpeted throughout with built in wardrobes.

Additional highlights of the property include gas central heating with a newly installed boiler and radiators within the last year and a combination of single/double glazed windows . The well maintained rear garden features a mix of slabs, lawn, and a separate raised decked area, perfect for outdoor entertaining.

The sought after area of Motherwell boasts a wide and varied range of shops, bars and restaurants. Local amenities within easy reach include: Showcase Leisure Park, Sports facilities and Chatelherault & Strathclyde Country Parks. Motherwell offers primary and secondary educational facilities as well as access to Hamilton College. A comprehensive motorway network is nearby providing excellent commuting access to all over Scotland and the South as well as being within easy reach to the main train station offering great services to both Glasgow and Edinburgh.



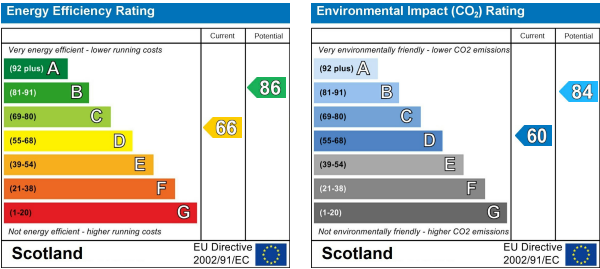
Floorplans are indicative only - not to scale
Produced by Plush Plans Ltd

Viewing

Please contact us on 01698 305618 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph



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