



ROSELEA, CALDERCRUIX, AIRDRIE OFFERS OVER £77,500

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On the lower level the property comprises an entrance vestibule, large lounge, modern fitted kitchen which also has dining space, with the upper having two double bedrooms and modern fitted bathroom.

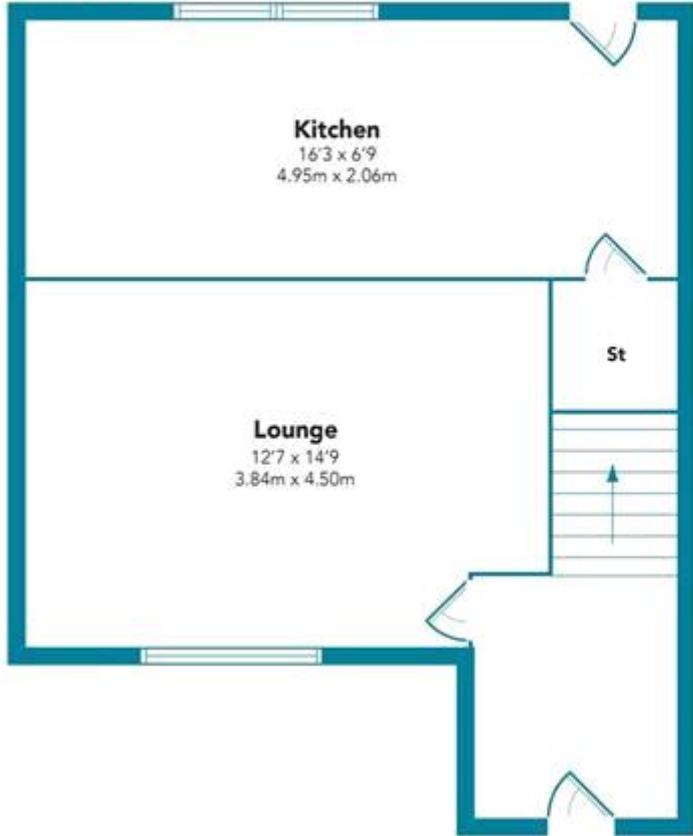
To the front of the property there is a slabbed pathway and a well maintained lawn, the rear garden is of ease of maintenance with a decked walkway and chipped garden space.

Caldercruix has local shops and a primary school with main amenities and high schools available in the nearby Airdrie. Caldercruix Train Station provides direct access to both Glasgow and Edinburgh City Centres.



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GROUND FLOOR



FIRST FLOOR



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



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.