



## WEIR STREET, COATBRIDGE OFFERS OVER £115,000 Freehold

Kirkland Estate Agents are proud to present to the market this fully refurbished, two bedroom lower traditional flat, situated centrally within Coatbridge. EPC Rating C.

Kirkland Estate Agents are proud to present to the market this fully refurbished, two bedroom lower traditional flat, situated centrally within Coatbridge. EPC Rating C.

The property has been fully renovated to an extremely high standard throughout and is sure to be popular within a whole host of buyers.

The property comprises, reception hallway, large open lounge with a newly fitted kitchen, two double bedrooms, utility room and newly fitted bathroom with shower.

The property boasts gas central heating, double glazing and a mixture high quality floor coverings.

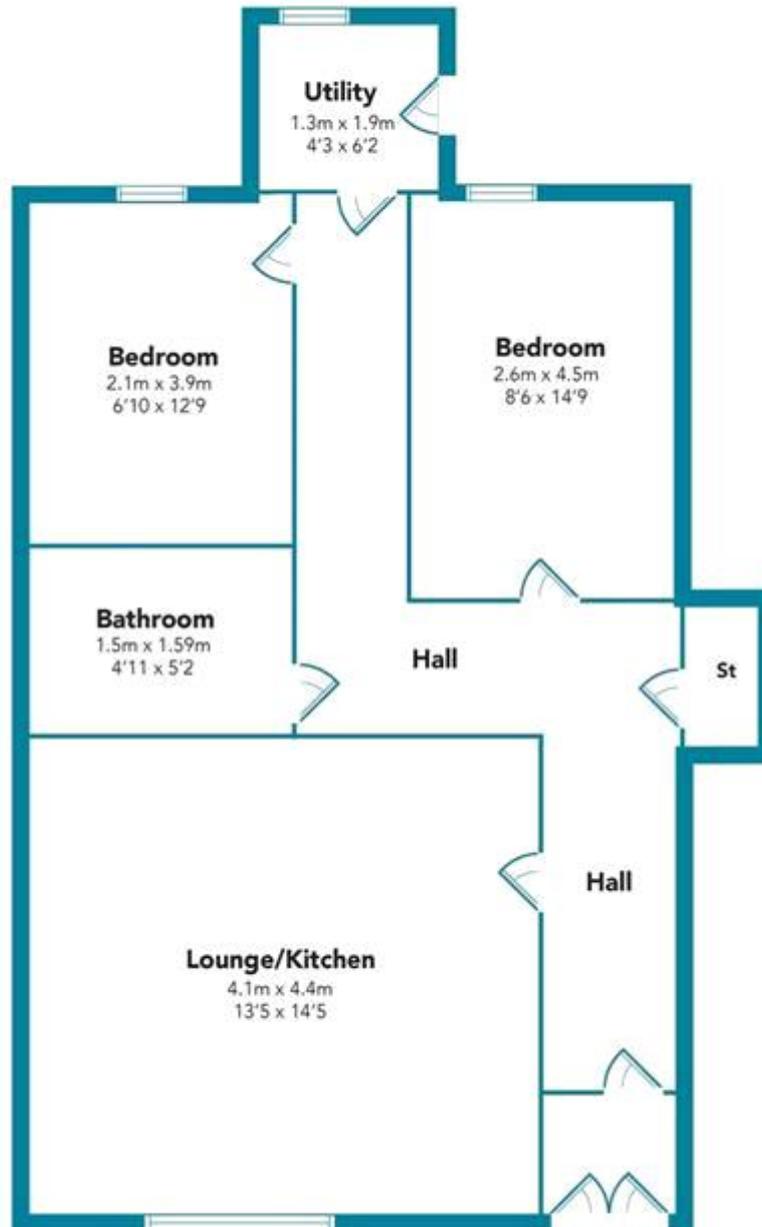
The property has a front garden with an entrance & a private garden with a rear entrance while including a communal garden to rear and allocated parking.

Coatbridge is home to excellent schools, shopping facilities, sports amenities, swimming baths and parks. There is also a wide variety of restaurants, bistros and pubs. For those commuting by public transport there are regular bus and train links to the surrounding towns and cities, including Glasgow and Edinburgh with Kirkwood Train Station being located just a short walk away from the property. The nearby M74 and M8 motorways provide excellent road links throughout the west of Scotland.

Tenure: Freehold



**WEIR STREET, COATBRIDGE**  
**OFFERS OVER £115,000** Freehold



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

