Coats Street
Coatbridge
ML5 3NX

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Offers Over £91,995

Property Bureau are delighted to welcome to the local marketplace this fantastic two (2) bedroom terraced property set in a popular location within walking distance of the Town Centre and all its amenities, and the local High School, Primary School and Dunbeth Park
The property is presented in great condition and is a true credit to its current owners, it is this agents opinion that early viewing be undertaken to avoid any disappointment

Home Report Valuation
£95,000

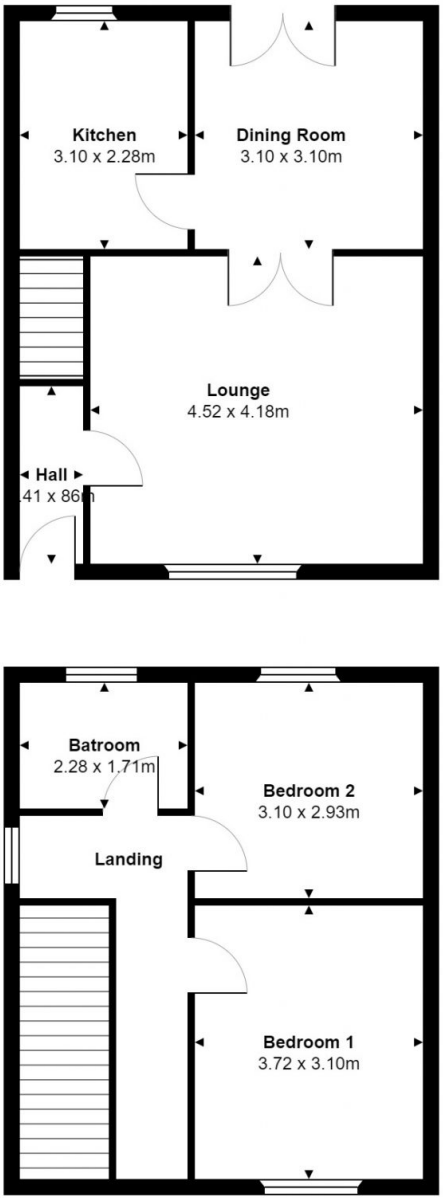
Council Tax Band C

EPC Rating C

The property has accommodation over two (2) levels, entering into the property hallway this feeds immediately into the family lounge with street facing views.
From the lounge through large wooden French Doors is the family dining room with French door access to a large rear garden space, there is also access to the modern fitted kitchen
Upper accommodation features two (2) large double bedrooms with ample wardrobe and storage space and a white suite family bathroom
Cliftonhill has always been an increasingly popular destination for first time buyers and families alike as there is a fantastic collection of bars and restaurants, churches and local primary schools
All the Town centre amenities are within walking distance as is the incredibly popular Dunbeth Park
The area also benefits from fantastic motorway and rail links to Glasgow and Edinburgh as well as being within walking distance of the busy Faraday Retail Park

Vendor Comments

We have enjoyed many happy, special memories living on Coats Street. We have made many long-standing friends in the street and we will be extremely sad to leave but it is now time to up-size. We are sure the next occupants will settle in very well and will enjoy and love this home as much as we have.



Location

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Property Bureau

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Whilst this brochure has been prepared with care, it is not a report on the condition of the property. Its terms are not warrantedand do not constitute an offer to sell. All area and room measurements are approximate only. Floorplans may not be to scale.

The Property Ombudsman
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