



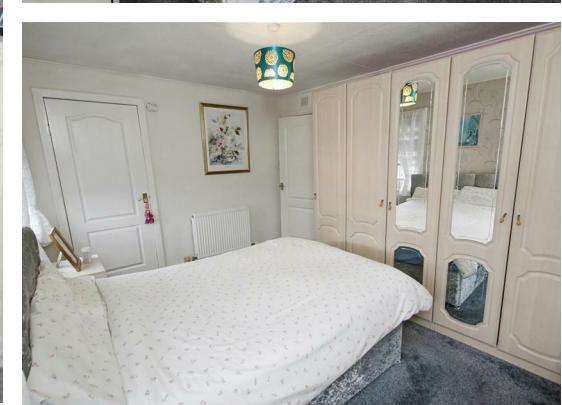
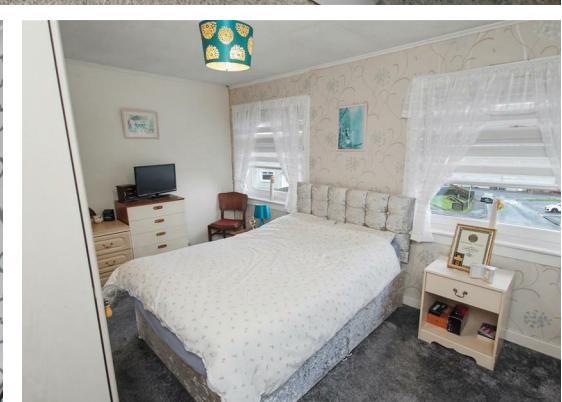
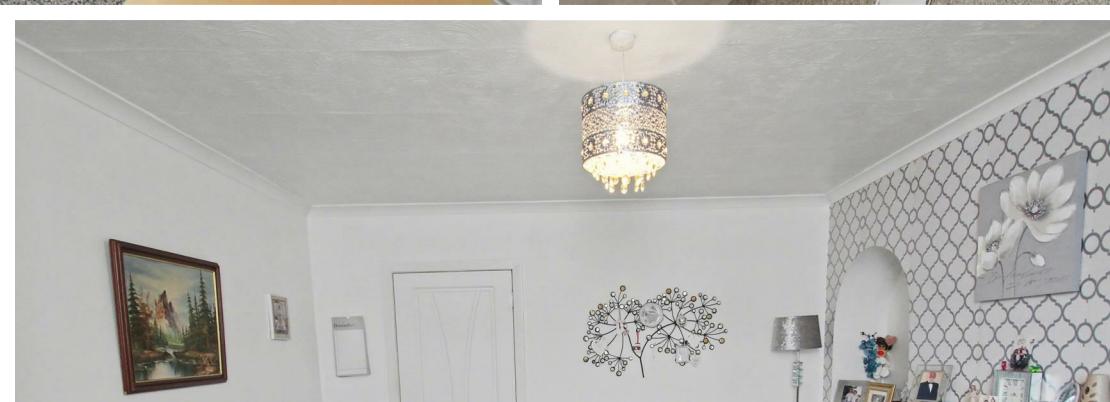
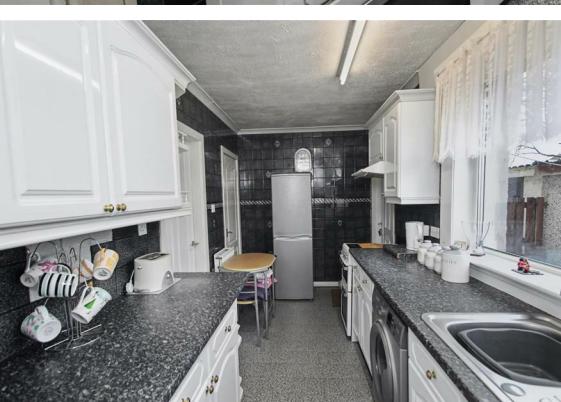
AB Properties



31 Scarhill Street
, Cleland, ML1 5QE

Offers over £104,995







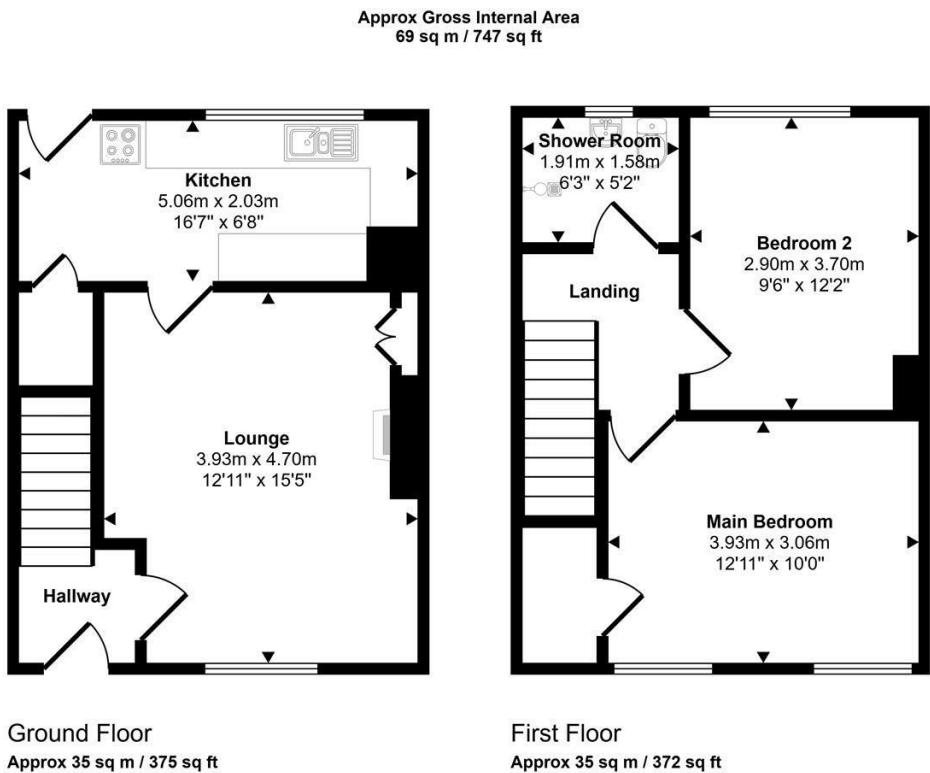
Situated within a popular residential area of Cleland, this spacious two-bedroom end-terrace property on Scarhill Street offers generous accommodation over two levels, making it an ideal home for families or first-time buyers.

The ground floor comprises a welcoming entrance hallway, a bright and spacious lounge, and a fitted kitchen with dining area, perfect for everyday living. There is also a large storage cupboard and direct access from the kitchen to the private rear garden.

On the upper level, the property features a contemporary shower room and two well-proportioned bedrooms, one of which benefits from fitted wardrobes providing excellent storage.

The home is further enhanced by gas central heating and double glazing throughout.

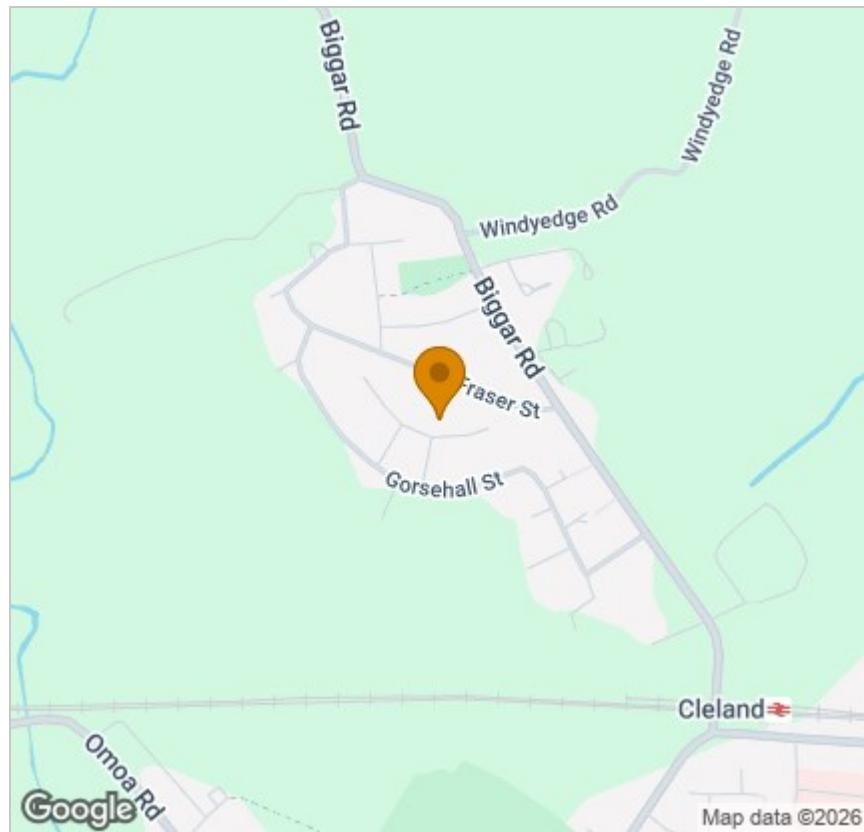
Externally, there is a large monoblock driveway to the front offering ample off-street parking. The rear garden is private and fully enclosed, complete with a shed for additional outdoor storage. Early viewing is recommended to appreciate the space and potential on offer.



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Viewing

Please contact our AB Properties Office on 01555 660077
if you wish to arrange a viewing appointment for this property or require further information.



Energy Efficiency Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
Scotland	EU Directive 2002/91/EC	

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