

AB Properties

109 Shankly Drive

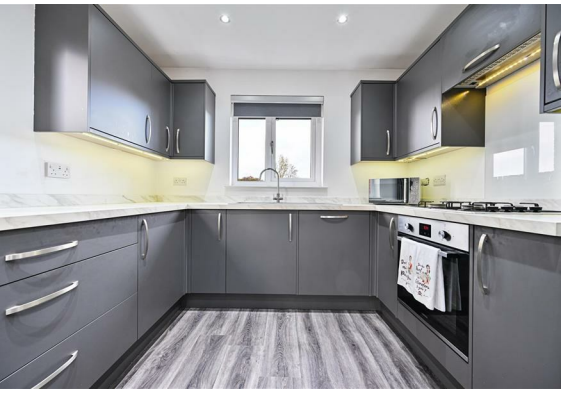
, Wishaw, ML2 9RB

Offers over £249,995

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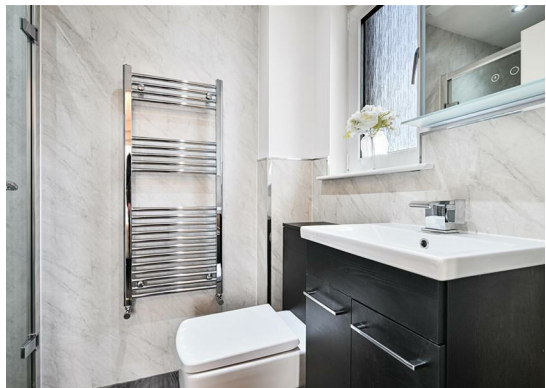


















Situated within a popular residential estate in Morningside, this beautifully presented three-bedroom detached villa offers stylish, modern accommodation arranged over two levels.

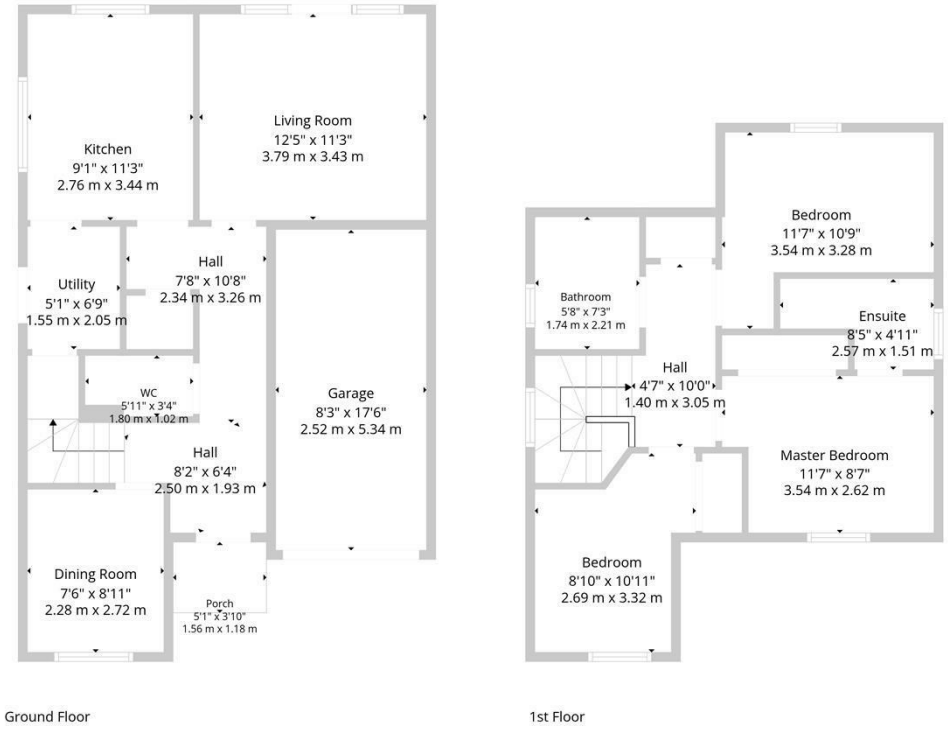
The accommodation begins with a welcoming entrance hallway leading to a bright and spacious lounge, featuring French doors opening directly onto the rear garden. The modern fitted kitchen boasts sleek grey units, complementary worktops and integrated appliances including an oven, gas hob, dishwasher and wine fridge. A separate utility room provides additional storage and space for appliances, while the dining room offers the perfect setting for entertaining. A contemporary downstairs WC completes the ground-floor accommodation.

Upstairs, the property offers three well-proportioned bedrooms. The master bedroom benefits from fitted wardrobes and a stylish en-suite shower room, while another bedroom also features fitted wardrobes. A contemporary family bathroom, complete with a three-piece suite incorporating a Jacuzzi-style bath with overhead shower, completes the upper level.

Further benefits include gas central heating and double glazing throughout.

Externally, the property enjoys a private, fully enclosed rear garden, predominantly laid to lawn with a paved patio area, ideal for outdoor dining and entertaining. To the front, a generous monoblock driveway provides off-street parking and leads to the garage. The property also offers excellent views over the local countryside.

Ideally positioned within a popular residential development, the property is conveniently located for local amenities, schooling and transport links, with nearby Wishaw and Motherwell offering further shopping, leisure facilities and commuter connections.

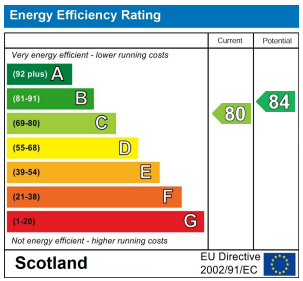


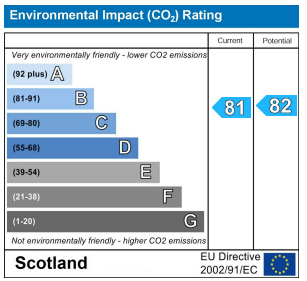
TOTAL: 964 sq. ft, 90 m2
Ground floor: 485 sq. ft, 45 m2, 1st floor: 479 sq. ft, 45 m2
EXCLUDED AREAS: GARAGE: 145 sq. ft, 13 m2, UTILITY: 34 sq. ft, 3 m2, PORCH: 20 sq. ft, 2 m2,
WALLS: 114 sq. ft, 10 m2

Illustration For Identification Purposes Only - Measurements Are Approximate



Energy Efficiency Graph





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.

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