



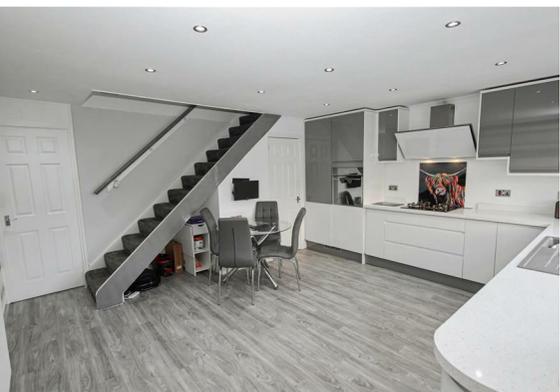
AB Properties



37 Gair Crescent
, Carlisle, ML8 4BU

Offers over £94,000







Situated within a popular residential area of Carluke, this spacious two-bedroom mid-terrace property on Gair Crescent offers well-proportioned accommodation over two levels, making it an ideal choice for first-time buyers or downsizers.

The ground floor comprises of a welcoming entrance vestibule leading into a large, modern dining kitchen with a generous window that floods the space with natural light. The kitchen has been fitted with a range of integrated appliances, including a fridge-freezer, mid-height oven, gas hob, extractor hood and provides ample space for dining. A staircase from the kitchen gives access to the upper level. To the rear of the property, the bright and spacious lounge benefits from French doors providing direct access to the rear garden, creating an excellent indoor-outdoor flow. A further door from the lounge leads to a rear vestibule, which also offers access to the garden.

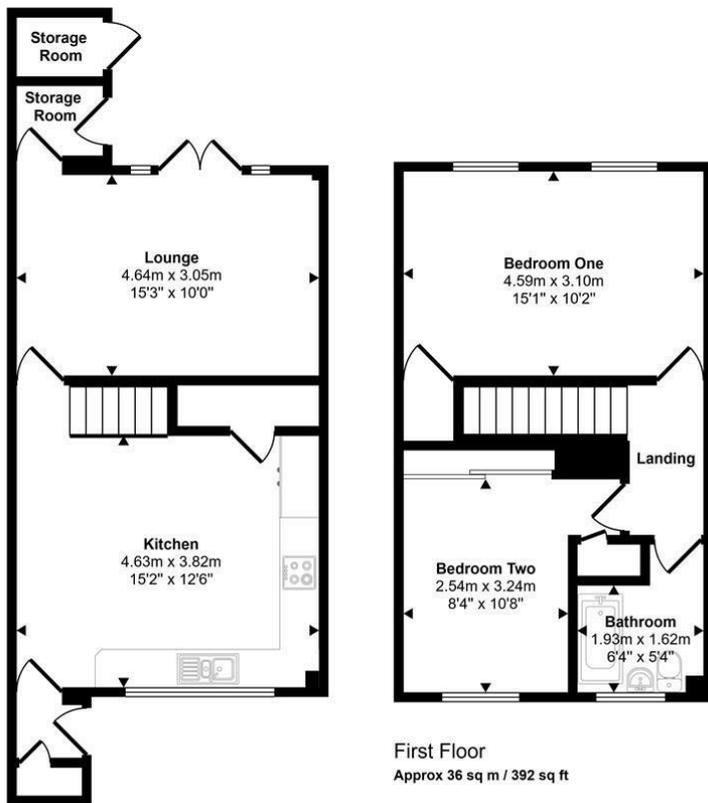
The upper level hosts a modern family bathroom fitted with a shower over the bath and two generously sized bedrooms. The master bedroom comfortably accommodates a super king-size bed while still offering excellent floor space and a fitted storage cupboard. The second bedroom is also well-proportioned and benefits from mirrored sliding wardrobes.

The property further benefits from gas central heating and double glazing throughout.

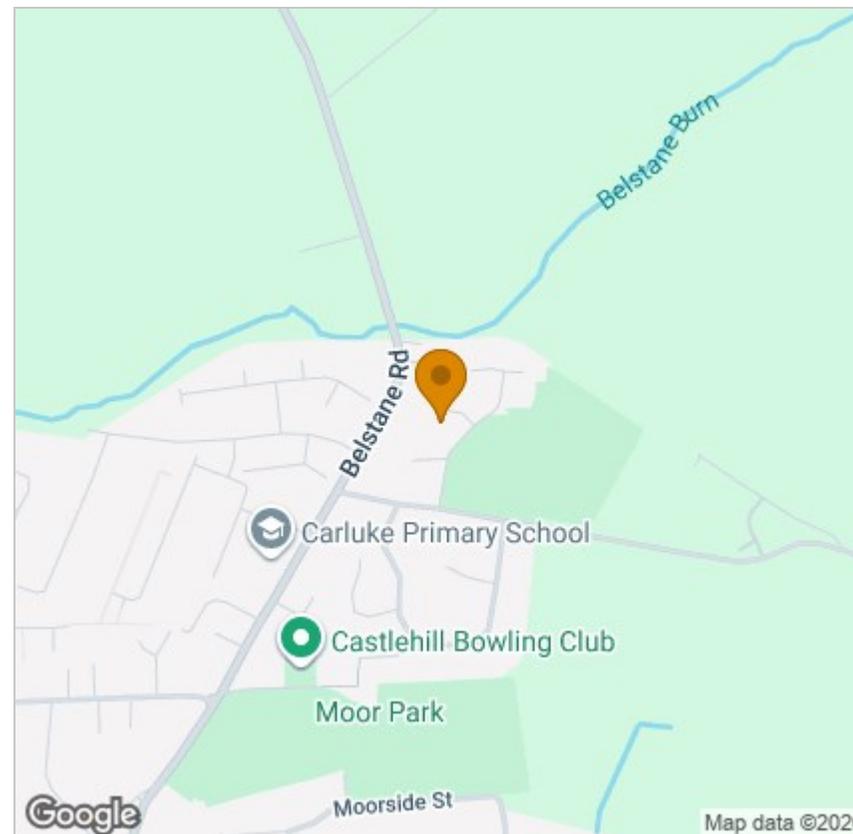
Externally, the front of the property features a well-maintained paved garden. The private and enclosed south-facing rear garden has been designed for low maintenance, primarily laid with astro-turf and complemented by a monoblock patio area, ideal for outdoor seating and entertaining. A useful external store provides additional storage space. There is also a car park providing ample off-street parking.



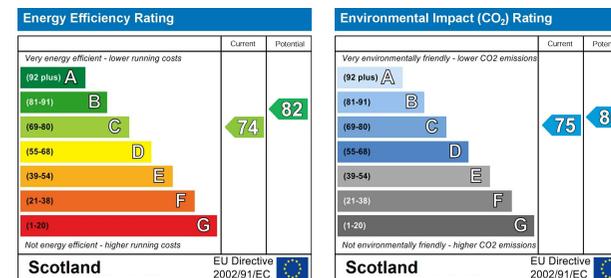
Approx Gross Internal Area
78 sq m / 838 sq ft



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.



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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