



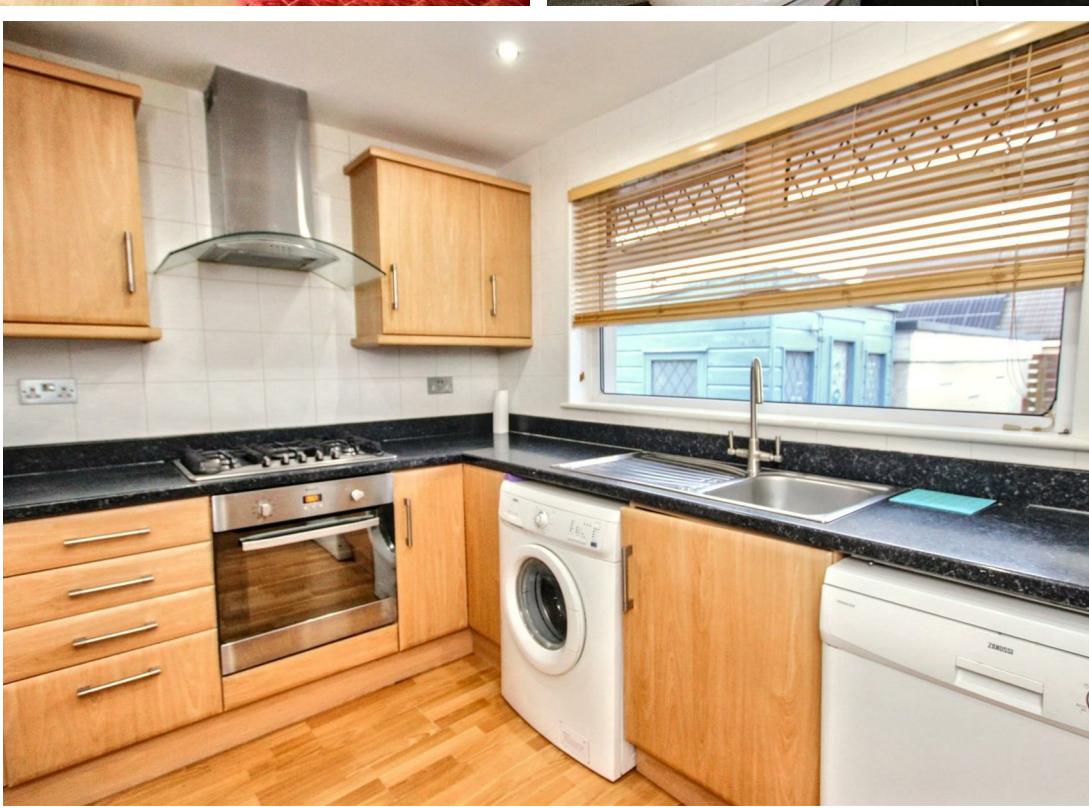
AB Properties



62 Branchalfield Drive  
Cambusnethan, Wishaw, ML2 8QD

Offers over £119,995







Deceptively generous two-bedroom semi-detached villa situated within the popular Cambusnethan area of Wishaw.

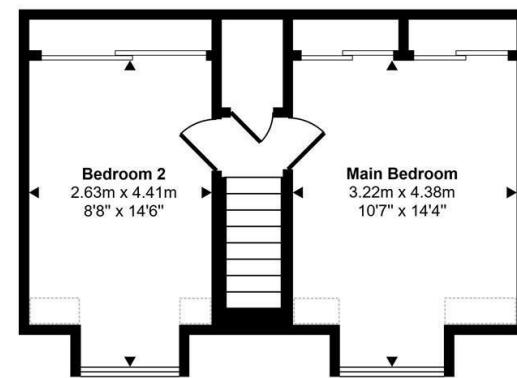
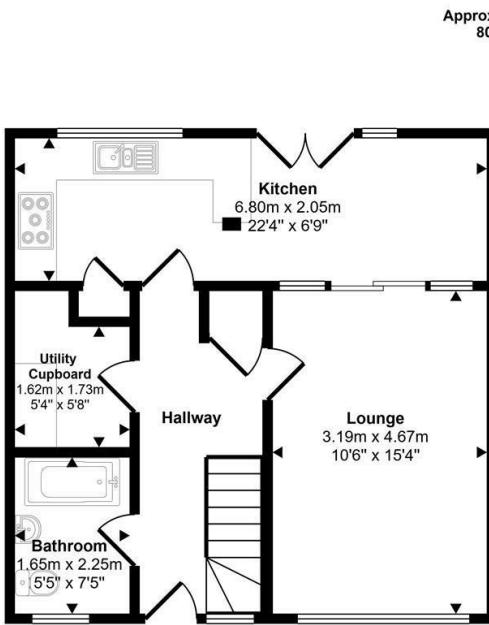
The property boasts well-proportioned accommodation arranged over two levels with the ground floor comprising of a welcoming entrance hallway with large utility/storage cupboard, a bright and spacious lounge with french doors opening into a well appointed dining kitchen. A contemporary family bathroom with shower over bath completes the ground floor.

Upstairs offers a landing with storage cupboard and two double bedrooms with beautiful feature coomed ceilings, and fitted wardrobes.

Additionally, the property benefits from gas central heating and double glazing.

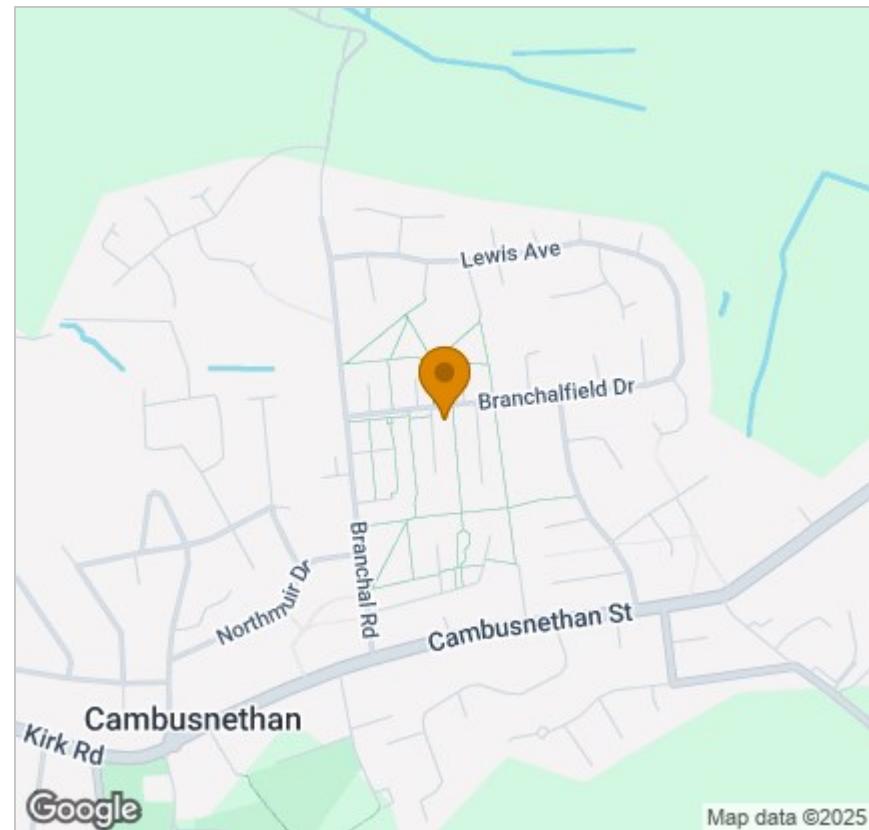
Externally there is a lawned garden to the front of the property and a low-maintenance monobloc garden to the rear. There is also a single garage providing off-street parking.

Cambusnethan lies between the towns of Wishaw and Newmains and is well placed for schools, with a choice of primary and secondary schools nearby. The neighbouring towns provide a range of shopping, healthcare and recreational facilities, and for commuters there is an express bus service to Glasgow and a mainline train station in Wishaw. The M74 and M8 motorway networks are also easily accessible.



Denotes head height below 1.5m

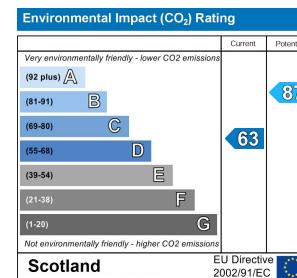
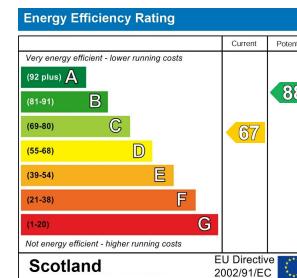
This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the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



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