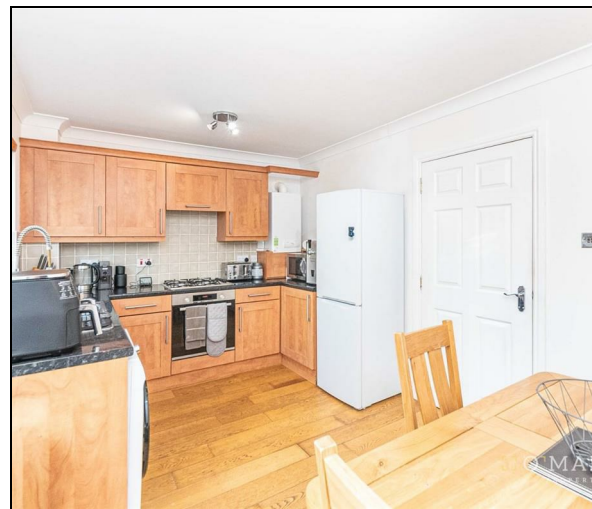






Description

O'Malley Property are delighted to bring to the market this beautifully presented three-bedroom semi-detached home at Moubray Gardens, ideally situated within the popular Cambus area on the outskirts of Alloa and Tullibody.

As you enter the property, you are welcomed into a spacious entrance hall, with a convenient downstairs WC just off to the side. The bright and inviting living room offers a comfortable space to relax, while the open-plan kitchen and dining room provides a fantastic hub for everyday family life, complete with ample cupboard space and room for a dining table.

Upstairs, the property offers three well-proportioned bedrooms, along with a modern shower room to serve the upper floor. Each room is finished to a high standard, offering a calm and versatile space ready for a new owner to make their own.

Externally, the property benefits from garden grounds to both the front and rear, along with off-street parking on the driveway. The private rear garden is a real highlight, featuring a patio seating area perfect for outdoor entertaining, along with a charming summer house and additional garden outbuilding, ideal for extra storage or a relaxing garden retreat.

This home combines practical family living with a fantastic outdoor space in a sought-after residential setting.

“Spacious Property”

Location

Cambus is a peaceful residential area on the outskirts of Alloa and Tullibody, close to local shops, schools, and amenities. It's well placed for commuters, with easy access to the A907 and A908, plus regular services from Alloa train station.

Lounge

14'9" x 15'2"

Kitchen

14'9" x 9'10"

WC

3'3" x 6'6"

Master Bedroom

13'1" x 7'6"

Bedroom 2

11'1" x 8'2"

Bedroom 3

9'10" x 6'10"

Bathroom

6'2" x 6'2"

Home Report

The home report is available upon request. Contact our team today.

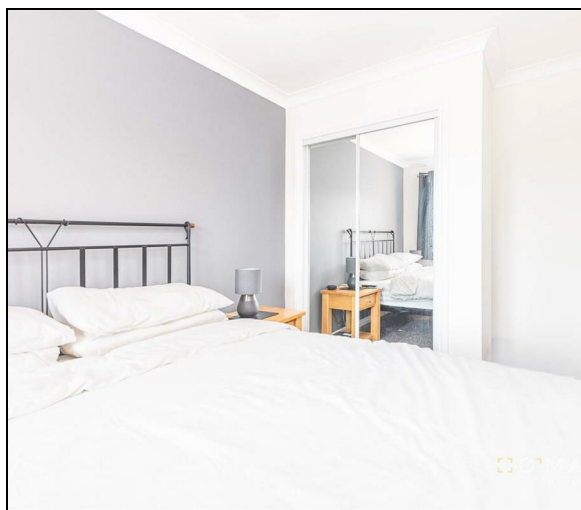
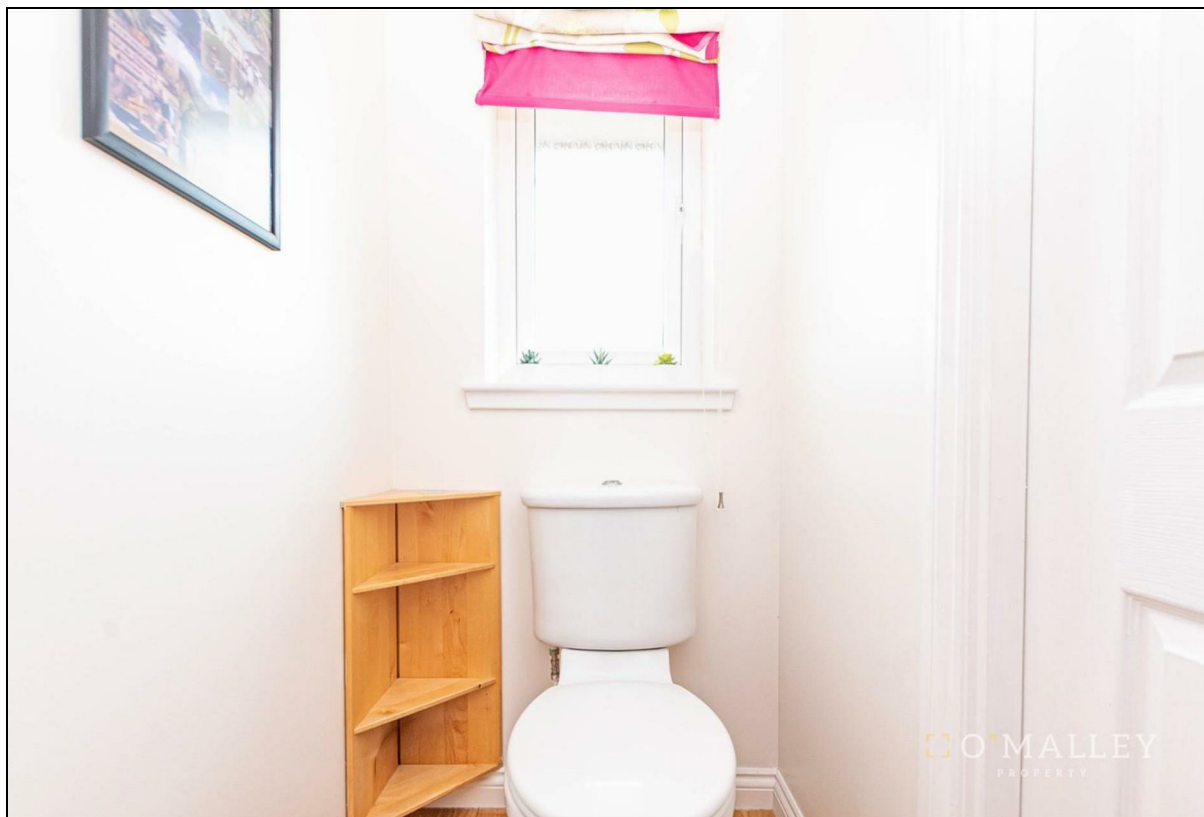
Fixtures & Fittings

All fitted carpets, floor coverings, integrated appliances and outbuildings are included with the sale. (ask agent for further details)

Property Misdescriptions Act

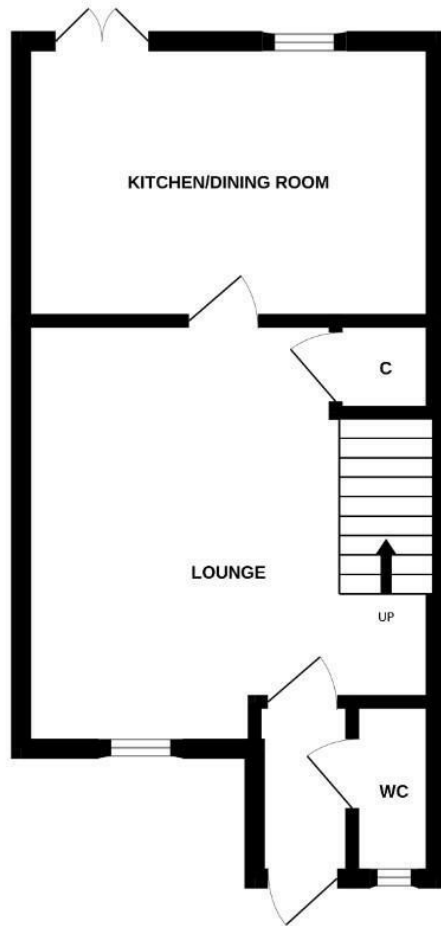
While these particulars have been carefully compiled and are believed to be accurate, no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. None of the items included in the sale of working or running nature such as central heating installation or mechanical or electrical equipment have been tested by us and no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. Any photographs used are purely illustrative and may demonstrate only the surroundings. They are not therefore taken as indicative of the extent of the property, or that the photograph is taken from within the boundaries of the property, or of what is included in the sale.

Offers Over £194,995

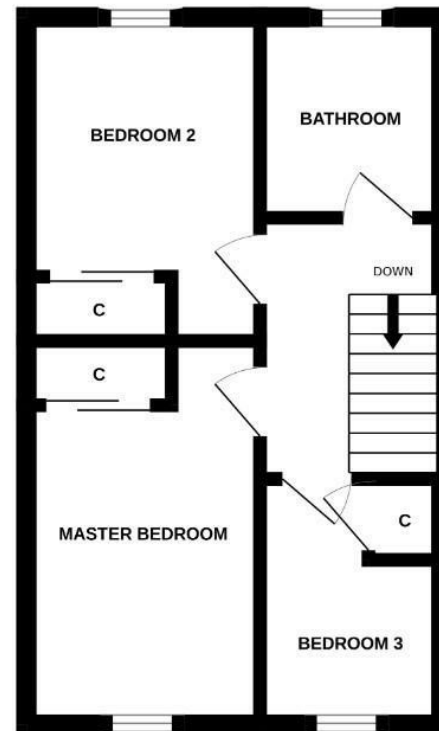


Viewing 9am - 9pm 7 days a week

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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