



12 Braehead Road, Cumbernauld, Glasgow, G67 2DE

Offers Over £39,999

- One Bedroom Second Floor Flat
- Large Lounge
- Recently Installed 3 Piece Bathroom
- Secure Door Entry
- Walking Distance to Local Amenities
- Well Presented
- Bedroom with Built-In Storage
- Fitted Kitchen with Appliances
- Proximity to Excellent Transport Links
- EER - D

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Nestled in the charming Kildrum area of Cumbernauld, this delightful flat offers a perfect blend of comfort and convenience. This property is ideal for individuals or couples seeking a cosy living space.

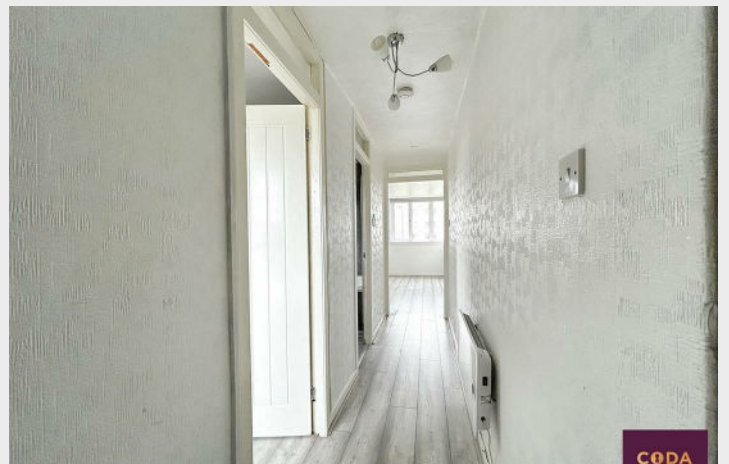
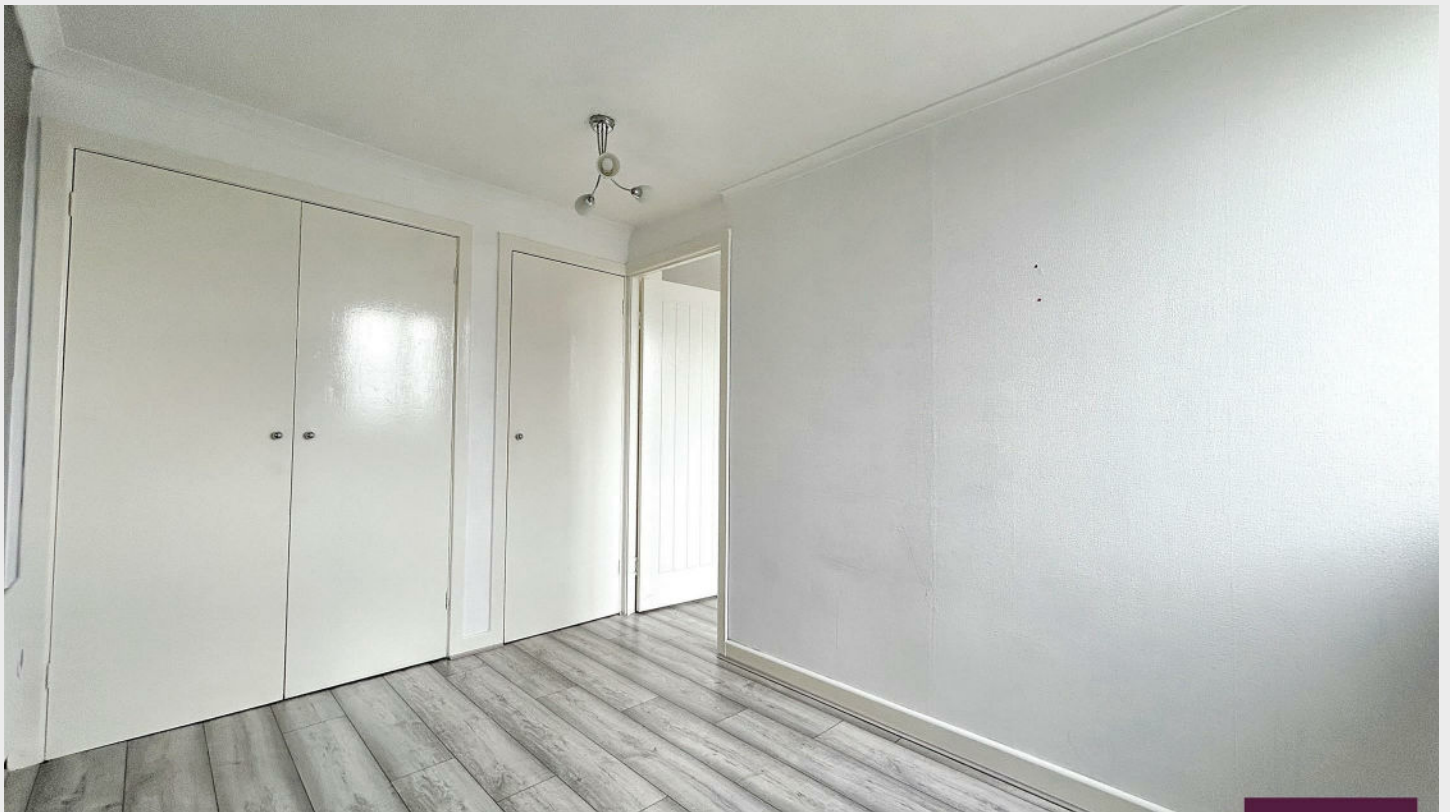
The flat features a well-appointed reception room that serves as a welcoming area for relaxation and entertainment. The single bedroom provides a peaceful retreat, ensuring restful nights and a tranquil atmosphere. The bathroom is functional and designed to meet your everyday needs.

Its location in Cumbernauld ensures easy access to local shops, parks, and transport links, making it an excellent choice for those who appreciate both community and accessibility.

This flat presents a wonderful opportunity for first-time buyers, investors, or those looking to downsize. With its charming features and prime location, it is a property not to be missed.



Council Tax Band: A



Situated in the heart of Kildrum, this well-presented 1-bedroom flat on Braehead Road offers an excellent opportunity for first-time buyers, downsizers, or buy-to-let investors alike. The property is ideally located close to local amenities, transport links, and the town centre.

Internally, the flat features a bright and spacious lounge, a modern fitted kitchen complete with free-standing appliances, and a contemporary three-piece bathroom suite that has been recently upgraded. The double bedroom is well-proportioned, offering comfortable living with ample storage space.

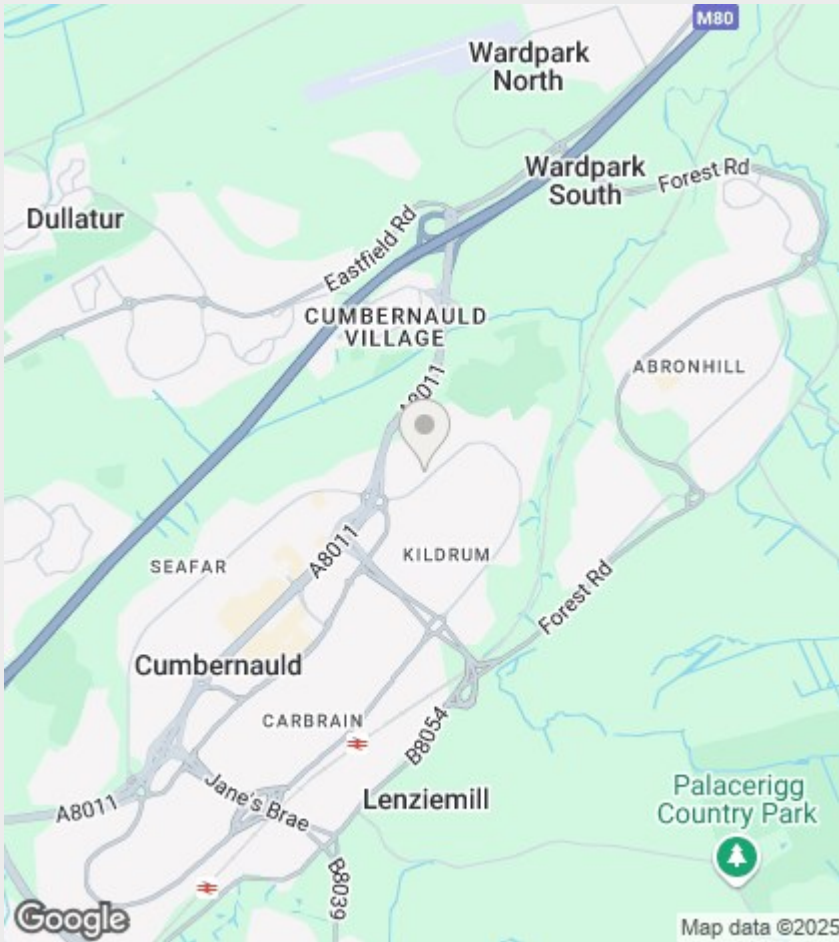
Additional benefits include secure entry, double glazing, and residents' parking.

This is a fantastic opportunity to purchase a stylish, move-in ready property in a convenient and well-connected area. Cumbernauld is recognised as one of central Scotland's best commuter towns with excellent transport links as well as numerous local amenities. The town itself boasts a shopping centre, major supermarkets, retail parks, and 2 train stations.

Early viewing is highly recommended.

Home Report Available on Request
Viewings Strictly By Appointment
Council Tax: North Lanarkshire Band A
EER - D

If you are interested in viewing this property please contact our offices direct on 0141 775 1050. Property to sell? One of our expert team would be happy to provide you with a free valuation and we can discuss our selection of professional selling packages.



Directions

Viewings

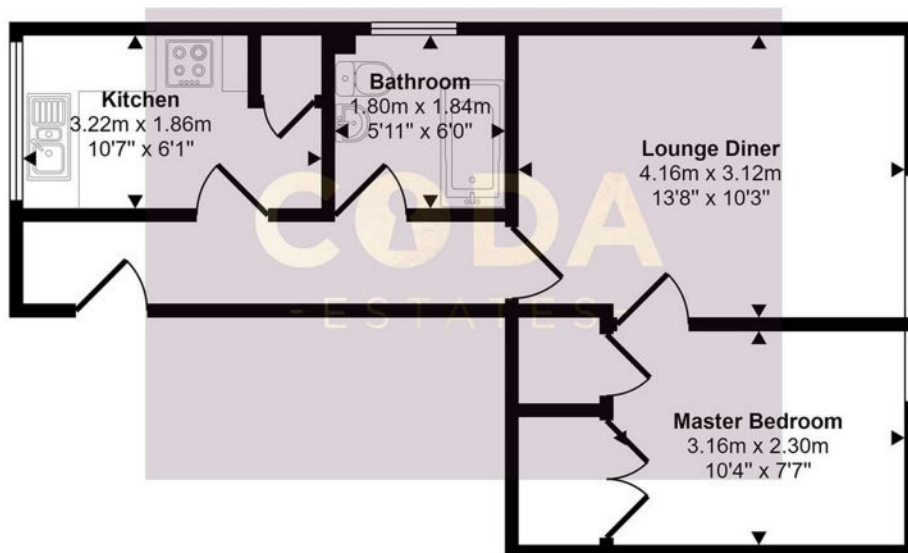
Viewings by arrangement only. Call 01417751050 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		78
(69-80)	C		
(55-68)	D	59	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
Scotland		EU Directive 2002/91/EC	

Approx Gross Internal Area
39 sq m / 415 sq ft



Floorplan

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.