

1-4-SALE



20 SHIRE WAY, ALLOA, FK10 1NQ

OFFERS OVER £67,500





This privately built modern first floor flat is situated in a pleasant residential estate located a short distance for Alloa town centre. This is an ideal purchase for a 1st time buyer or for a landlord adding to a rental portfolio and is enhanced by well proportioned recently decorated rooms.

The accommodation comprises an inner staircase and hallway leading to all main rooms, spacious lounge with a south facing picture window, modern fitted kitchen with a range of base and wall units with contrasting work surfaces, two double bedrooms and a bathroom fitted with a 3 piece bathroom suite and an instant shower over the bath. The property further benefits from electric heating and double glazing. Furthermore, there is a garden to the rear with a shed and a private parking space. The property also benefits from street parking in a quiet cul-de-sac

Shire Way is situated off Glasshouse Loan and allows easy access to amenities available within Alloa, including a range of High Street shops and retailers, supermarkets, bars, restaurants and cafes. There is also schooling at both primary and secondary levels close by. The regular bus and rail transport links plus easy access to the motorway system allows swift and convenient routes around the Central Belt, in particular the cities of Stirling and Perth.

The property has been achieving a monthly rent over the last few years of around £400pcm.



The Energy Performance rating on this property is C.

Home Report value £75,000



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