



Langholm Crescent
Wishaw, ML2 7HB

move  on

Langholm Crescent
Wishaw
ML2 7HB

End Terrace

2 Bedrooms
1 Reception
1 Bathroom



move 
www.moveonhomes.co.uk

01698 757 125

KEY FEATURES

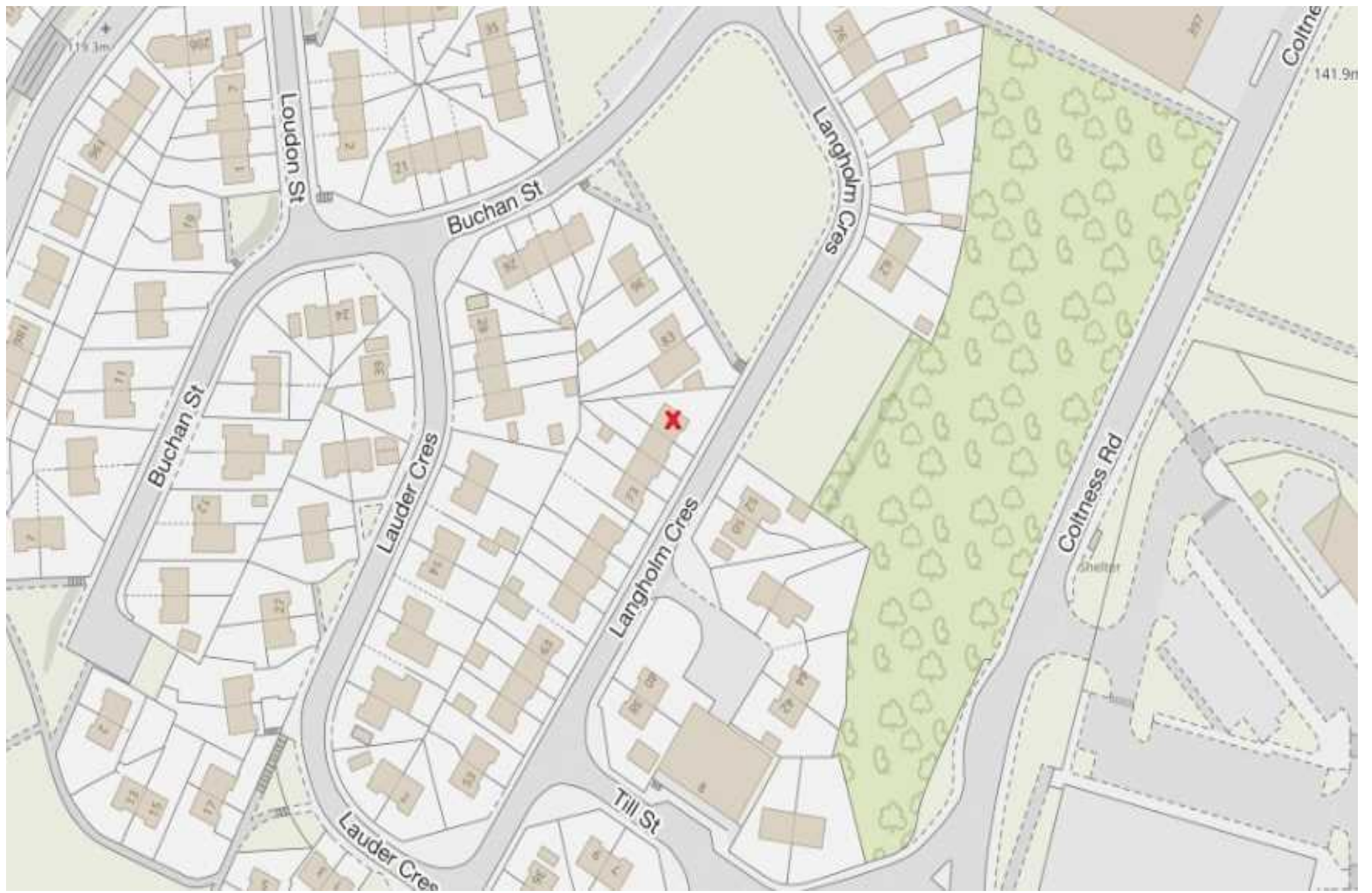
- Beautifully presented end terraced home
- Recently refurbished throughout and finished to a high standard
- Bright, full length lounge and open plan dining area
- Stunning new fitted kitchen with white high gloss wall and floor units, grey worktops & flooring, and integrated appliances
- 2 double bedrooms
- Recently fitted shower room finished in grey and white tones
- Really cool sunroom to rear which is fully soundproofed and would make an ideal kids playroom, home studio, gym, office or cinema
- Corner plot with paved patio to the rear and lawn and shrubs to the front and side
- Located in a popular location in Coltness, close to local schools and amenities and with easy access to Wishaw Main St shopping as well as the M8 and M74 motorways
- COUNCIL TAX BAND: A - EPC RATING: C



move on

www.moveonhomes.co.uk





Langholm Crescent, Wishaw, ML2 7HB

Move On are delighted to present to the market this gorgeous, recently refurbished 2 bedroom end terraced home in Coltness, Wishaw - Langholm Crescent.

This beautifully presented home has the following accommodation: A bright, full length lounge and open plan dining area with fresh, neutral decor and grey laminate flooring; stunning, newly fitted white high gloss Wren kitchen, with contrasting grey worktops & splashback, and integrated appliances; 2 double bedrooms; and a stylish shower room, which again has recently been upgraded and is finished in grey and white tones. There is gas central heating and double glazing.

Externally, the property sits on a corner plot, with a lawn area to the front and side. To the rear there is a paved patio area and a really cool Summerhouse, which is fully sound-proofed and would make a great kids playroom; home studio, office or gym. There is lots of on-street parking available.

Langholm Crescent is located in a popular area of Coltness, Wishaw, close to local amenities and schools and just outside Wishaw town centre which has a large selection of shops, retailers, bars, restaurants and supermarkets including Morrisons, Lidl, Aldi and Tesco. There is a range of leisure facilities nearby including Wishaw Sports centre, golf club, gyms and Ravenscraig Sports Centre. Surrounding towns include Motherwell, Hamilton, Carluke and Lanark. For those commuting by car, the M8 and M74 motorways are easily accessible.

move  on

ROOM MEASUREMENTS

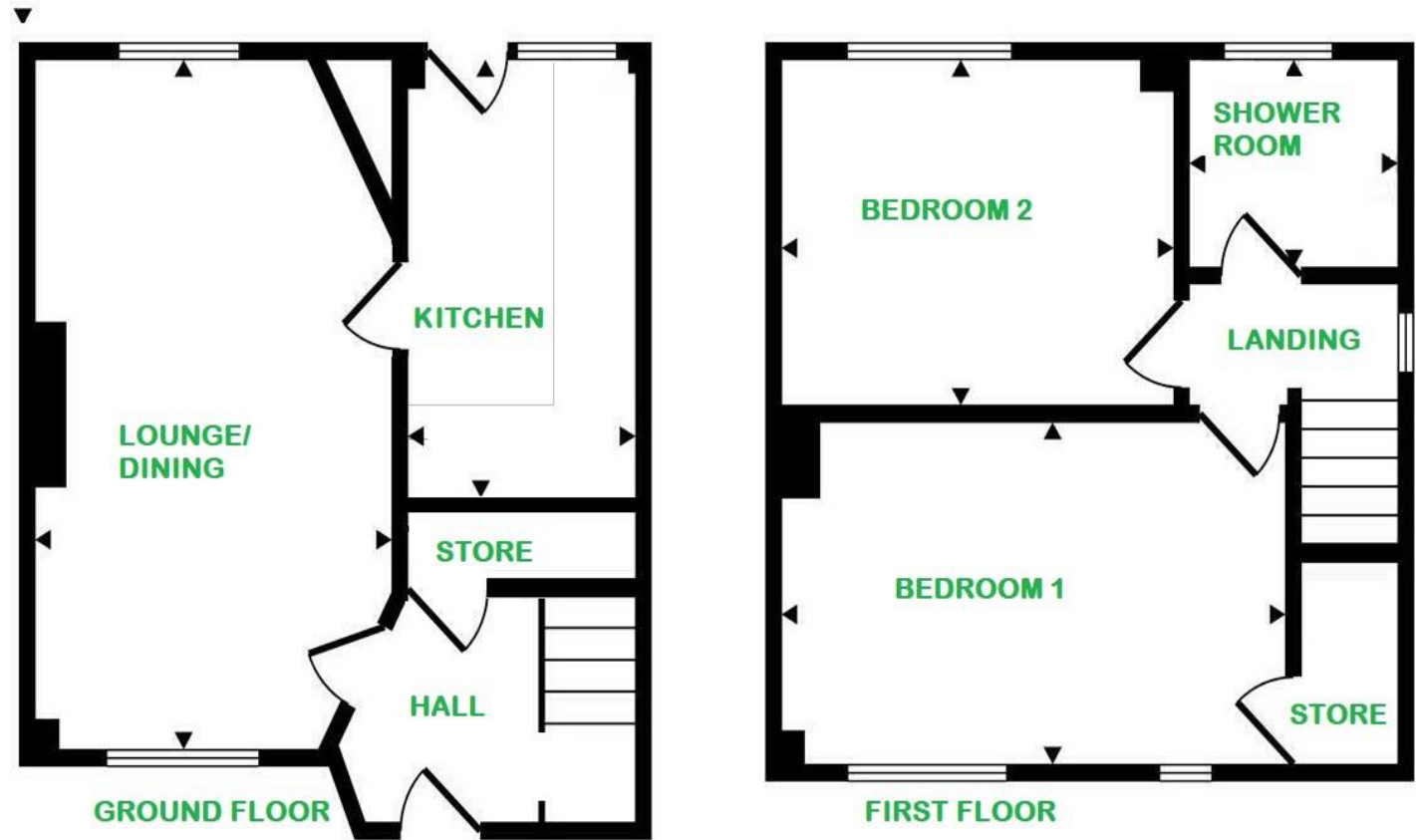
Lounge: 5.80m (19' 0") x 3.10m (10' 2")

Kitchen: 3.80m (12' 6") x 2.20m (7' 3")

Bedroom 1: 4.58m (15' 0") x 3.00m (9' 10")

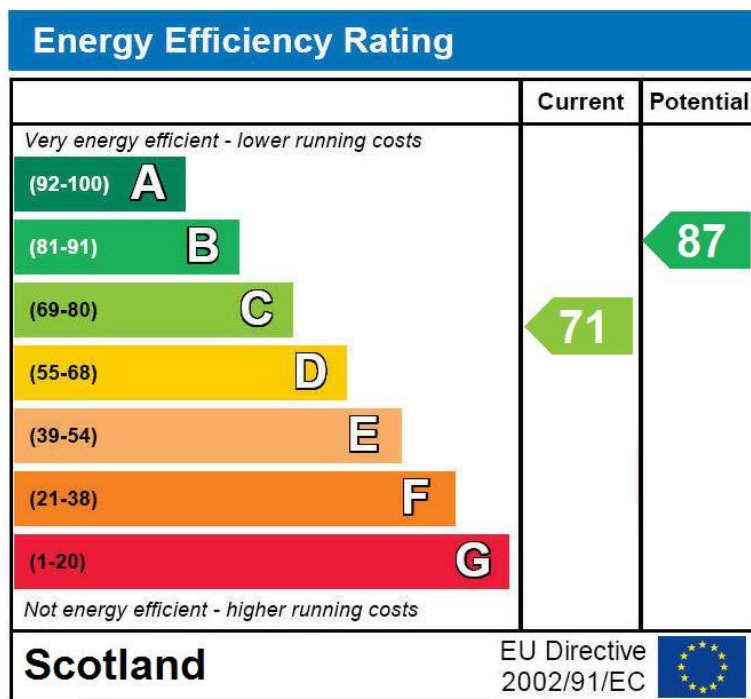
Bedroom 2: 3.58m (11' 9") x 2.80m (9' 2")

Shower Room: 1.83m (6' 0") x 1.65m (5' 5")



Floorplans are indicative only - NOT TO SCALE

These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed, and they do not constitute an offer of contract. Intending purchasers must rely on their own inspection of the property. None of the appliances/services have been tested by ourselves. We recommend that purchasers arrange for a qualified person to check all appliances/services before legal commitment.

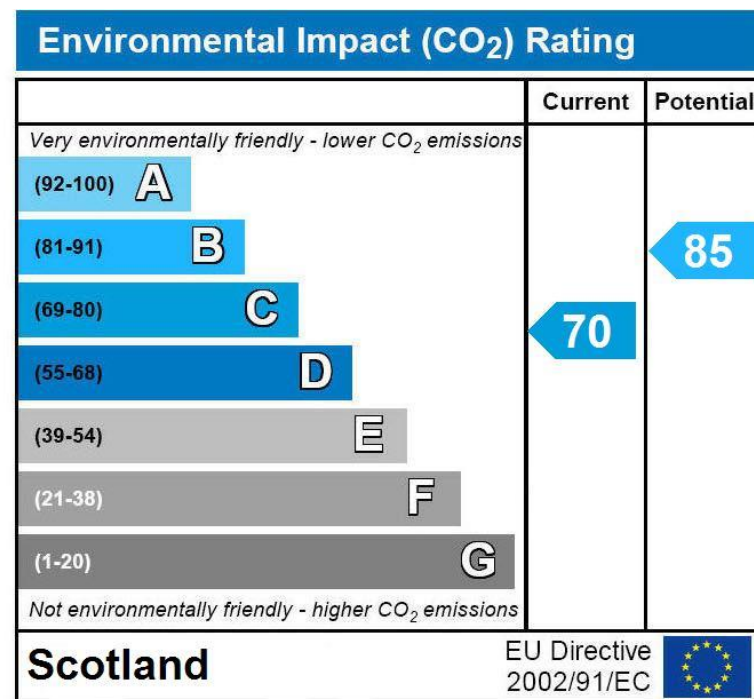


Energy Efficiency Rating

This graph shows the current efficiency of the property, taking into account both energy efficiency and fuel costs. The higher this rating, the lower your fuel bills are likely to be.

The current rating is **band C (71)**. The average rating for EPCs in Scotland is **band D (61)**.

The potential rating shows the effect of undertaking all of the improvement measures listed within the Energy Performance certificate recommendations report.



Environmental Impact (CO₂) Rating

This graph shows the effect of the home on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating, the less impact it has on the environment.

The current rating is **band C (70)**. The average rating for EPCs in Scotland is **band D (59)**.

The potential rating shows the effect of undertaking all of the improvement measures listed within the Energy Performance certificate recommendations report.

move n

166 Merry Street, Motherwell, ML1 1NA

EMAIL : info@moveonhomes.co.uk

WEB : www.moveonhomes.co.uk

01698 757 125

 facebook.com/moveonhomes