

43 Loch Assynt

EAST KILBRIDE, SOUTH LANARKSHIRE, G74 2DN



*SPACIOUS 2 BEDROOM FLAT IN
SOUGHT AFTER ST LEONARDS AREA*



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McEwan Fraser Legal is delighted to present 43 Loch Assynt, East Kilbride. This first-floor flat is ideal for first-time buyers or investors looking for a buy-to-let opportunity. The property requires modernisation but offers generous room sizes and excellent storage throughout.

You enter into a bright, spacious hallway that links all rooms. The two bedrooms sit on the left, and the bathroom is on the right. At the rear, you will find the large lounge with the kitchen positioned across from it. The flat also benefits from several handy storage cupboards. The lounge is a fantastic size with a wide window that brings plenty of natural light and creates a comfortable living space.

The Property



The kitchen is also well-sized and offers good storage with free-standing appliances. There is also space for dining, making it a practical area for everyday use or hosting guests.





Both bedrooms are well-proportioned and bright, each comfortably accommodating a double bed. The second bedroom also includes built-in storage. The bathroom completes the accommodation and includes a shower, basin and toilet with modern tiling.

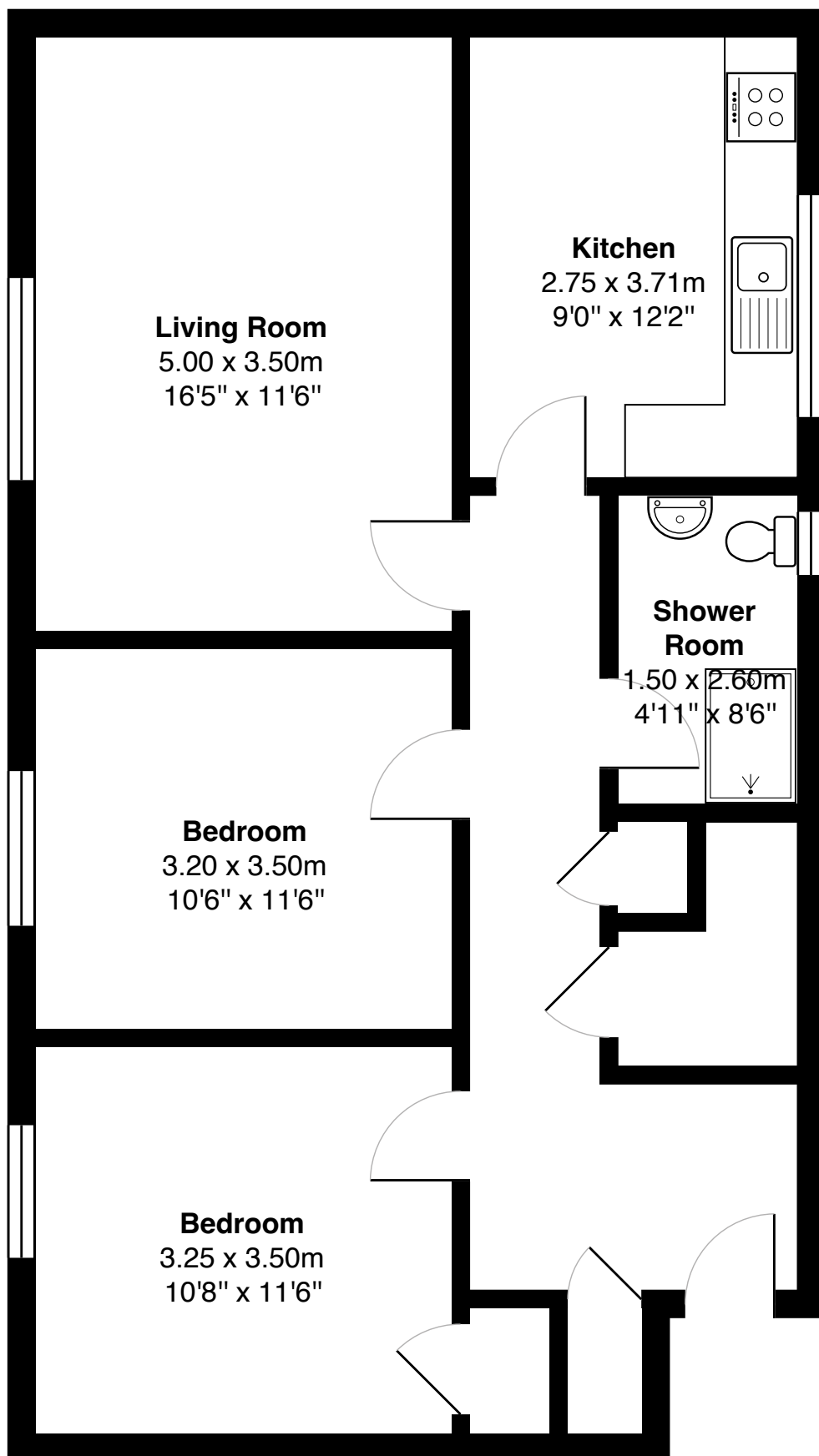




Bedroom 2







Gross internal floor area (m²): 75m²

EPC Rating: D

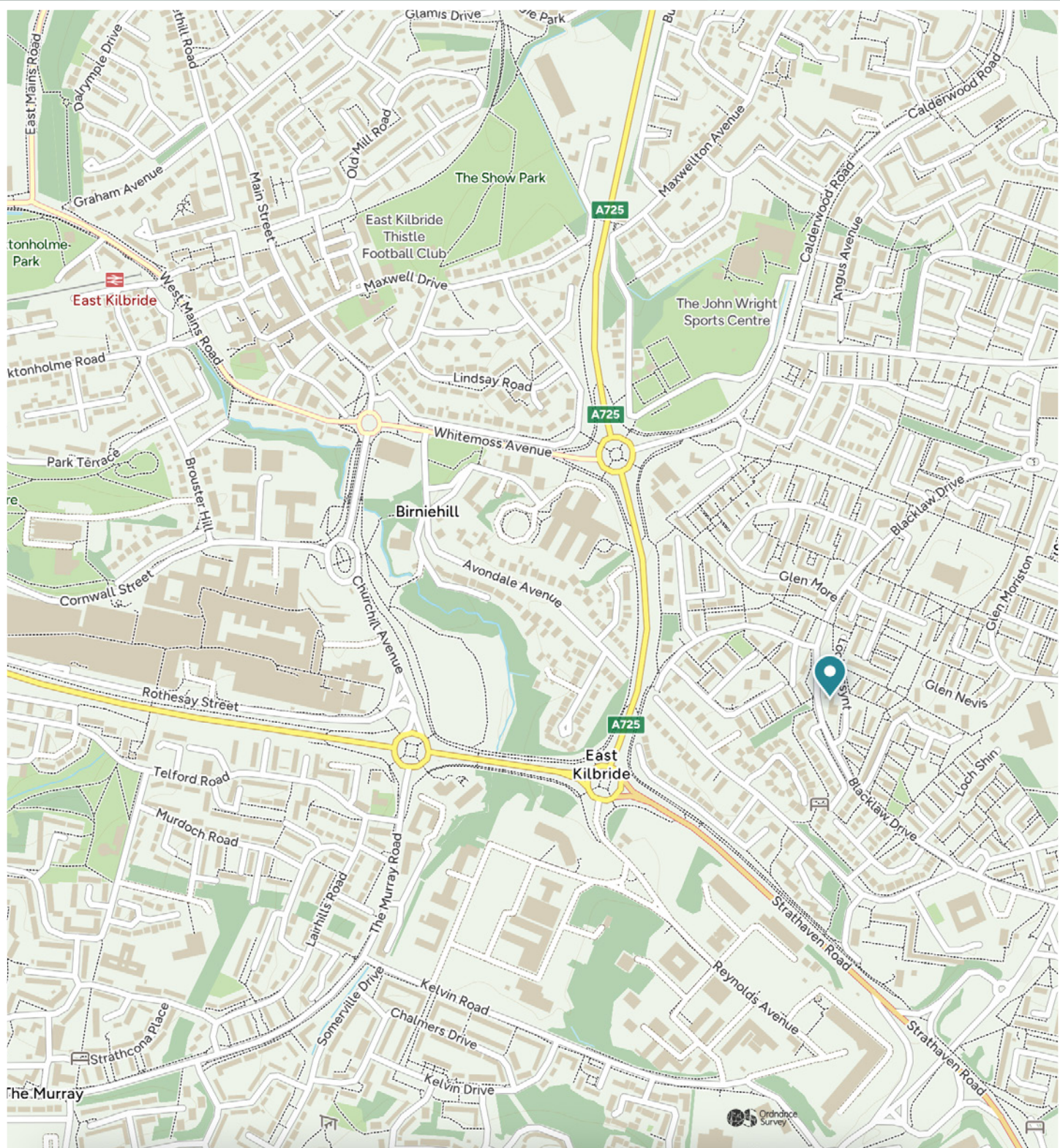


Externally, the property enjoys free street parking at the front and a shared communal outdoor area to the rear.



East Kilbride offers a wide range of primary and secondary schools and is one of Scotland's largest towns, with strong transport links by bus, rail and motorway across the central belt. The town provides an excellent mix of shopping centres, retail parks, restaurants, and leisure options. Local facilities include a cinema, ice rink, arts centre, the Dollan Aqua Centre, several sports centres, golf courses and a wide choice of recreational spaces.





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Text and description
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Layout graphics and design
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