

7 Vorlich Place

CORNTON, STIRLING, FK9 5DF



Three-bedroom home in need of modernisation in a good location close to the city centre



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An excellent opportunity has arisen to acquire this unique semi-detached house, well situated in the heart of Stirling. Viewing this property is highly recommended.

THE LOUNGE



Internally the accommodation is in need of modernisation. The entrance hallway leads to the lounge with large windows letting in an abundance of light and a lovely focal fireplace. Through the lounge, the dining room has space for a table and six chairs for more formal dining.

THE DINING ROOM



THE KITCHEN



The modern and bright kitchen has a gas hob/electric oven with an extractor fan and access to the garden through the rear door.





Upstairs there is a spacious three-piece bathroom and three good size bedrooms which include the impressive master bedroom with storage. There is ample storage throughout the upper floor.

THE BATHROOM



BEDROOM 2



BEDROOM 3

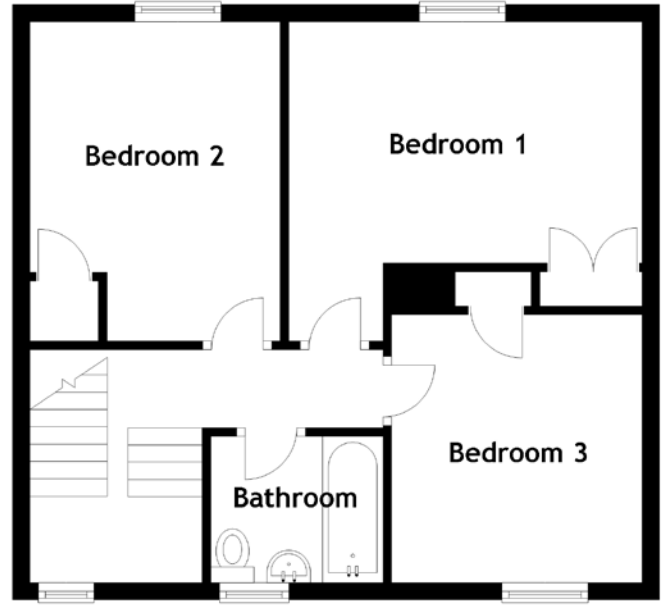
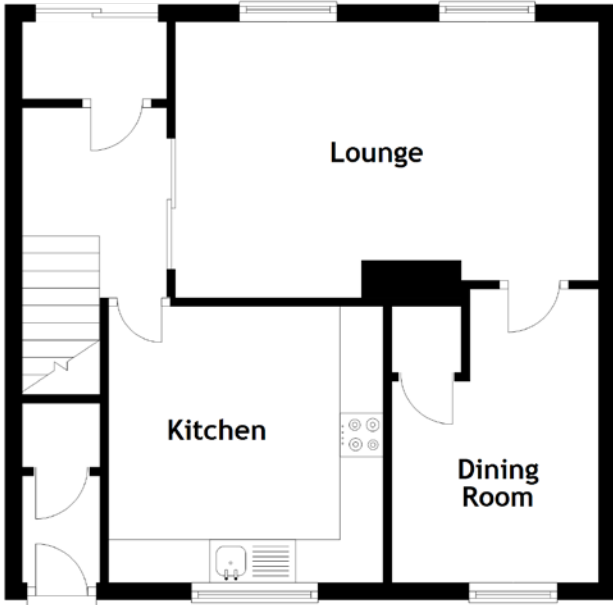


The property is set within good-sized garden grounds which are landscaped, fully enclosed and screened to the rear for privacy and seclusion and which include, a driveway and a large wooden shed. This property also benefits from gas central heating, a driveway to allow for off-street parking for up to two cars, as well as more than adequate unrestricted on-street parking to accommodate visitors.

EXTERNALS



FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)

Lounge	4.90m (16'1") x 3.20m (10'6")
Dining Room	3.40m (11'2") x 2.40m (7'10")
Kitchen	3.20m (10'6") x 3.18m (10'5")
Bedroom 1	4.10m (13'5") x 3.70m (12'2")

Bedroom 2	3.70m (12'2") x 2.90m (9'6")
Bedroom 3	3.10m (10'2") x 2.90m (9'6")
Bathroom	2.00m (6'7") x 1.70m (5'7")

Gross internal floor area (m²): 94m²
EPC Rating: E



THE LOCATION

The historic town of Stirling is on the banks of the River Forth and is the gateway to the spectacular scenery of the Trossachs and beyond.





The town enjoys a variety of shopping facilities including banking, building society and post office services along with a variety of sports and leisure amenities and provides educational requirements at both primary and secondary levels, whilst Stirling University lies to the North of the town. Stirling Town Centre is well placed for access to major motorways, as the area is served by the M9 and M876 motorways along with the A9 which gives access to Perth and the North and a mainline railway station provides rail links to Edinburgh, Glasgow, Perth and beyond and a bus station is located in the town centre, making this location ideal for commuters.



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