



St Andrews Court,
Main Street
Holytown, ML1 4TH

move  on

St Andrews Court,
Main Street
Holytown
ML1 4TH

First floor flat

2 Bedrooms
1 Reception
1 Bathroom



move  on
www.moveonhomes.co.uk

01698 757 125

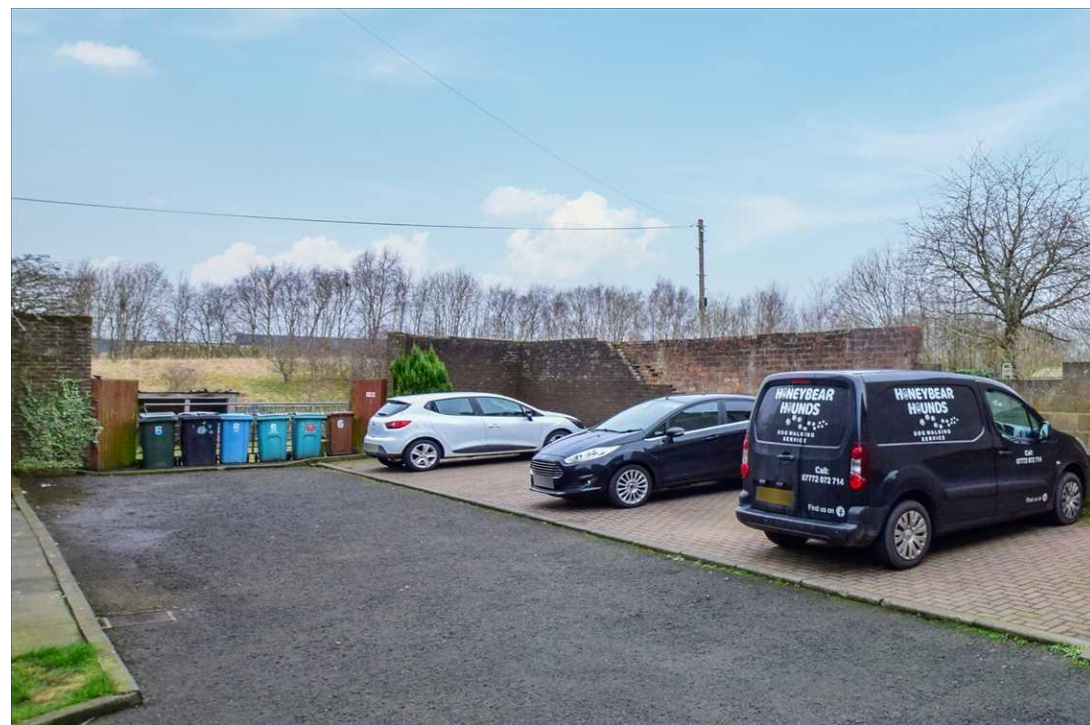
KEY FEATURES

- Well presented first floor flat with own main door entry
- Bright lounge with carpeted flooring
- Modern kitchen with white wall and floor units, grey worktops and tiled splashback
- Recently refitted bathroom suite with grey wet-wall panelling, white sanitary ware & vanity unit; and a shower over the bath
- Both bedrooms are doubles with storage
- Large storage cupboard in hallway
- Private parking for residents & guests; communal garden area to the rear
- Located in a small cul-de-sac just off Holytown Main St, but close to local amenities, shops and schools
- Handy for transport links - close to Holytown, Bellshill and Motherwell train stations. Just a few moments drive to the M8, M74 and East Kilbride Expressway
- COUNCIL TAX BAND: B - EPC RATING: D



move on

www.moveonhomes.co.uk







St Andrews Court, Main Street, Holytown, ML1 4TH

Move On are delighted to present to the market this lovely 2 bedroom first floor flat in Holytown - St Andrews Court.

On arrival at the property, there is a main door entry with internal stairs to the hallway, and to the right hand side is a neutrally decorated lounge with plush carpeted flooring & feature alcove. This also leads to a modern kitchen which has white wall and floor units, grey worktops, and tiled splashback. There are 2 double bedrooms - again both with fresh & tasteful decor - one has full length fitted wardrobes, and the other has a large storage cupboard. The recently refitted bathroom suite is finished with grey wet-wall panelling, white sanitary-ware with chrome accent trims, and there is a shower over the bath. There is also a large storage cupboard in the hallway. The property benefits from double glazing and electric heating.

Externally there is a communal garden area to the rear which is laid to lawn, and a private car park for residents and guests. to the front and side.

St Andrews Court is located just off the Main St in the village of Holytown, just outside Motherwell. There are a range of local amenities for day to day shopping in Holytown, as well as schools, nurseries, and a train station connecting Glasgow and Edinburgh. For those commuting by car, the M8 and M74 motorways are just a few minutes drive. Nearby larger towns include Motherwell, Airdrie, Coatbridge, Bellshill, Wishaw and Hamilton.

move  on

ROOM MEASUREMENTS

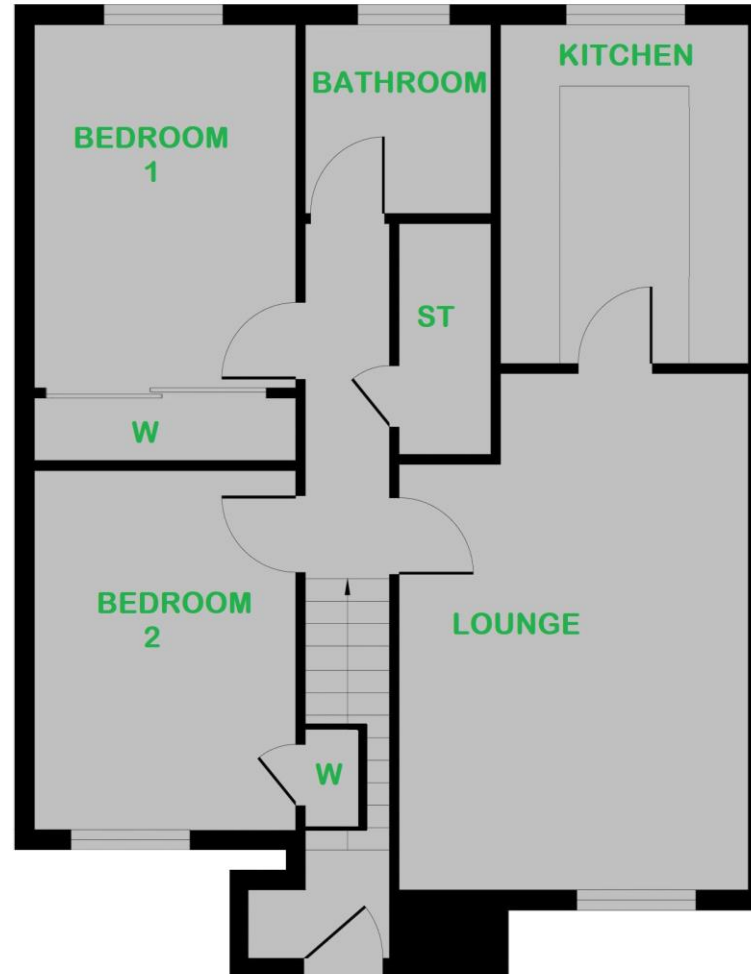
Lounge: 4.87m (16' 0") x 3.42m (11' 3")

Kitchen: 3.12m (10' 3") x 2.51m (8' 3")

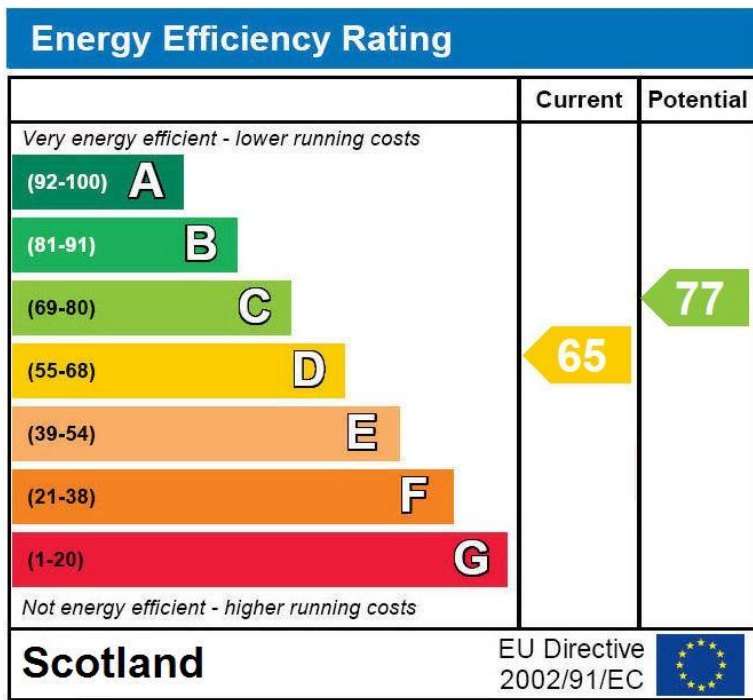
Bedroom 1: 3.78m (12' 5") x 2.65m (8' 8")

Bedroom 2: 3.56m (11' 8") x 2.52m (8' 3")

Bathroom: 2.01m (6' 7") x 1.85m (6' 1")



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.

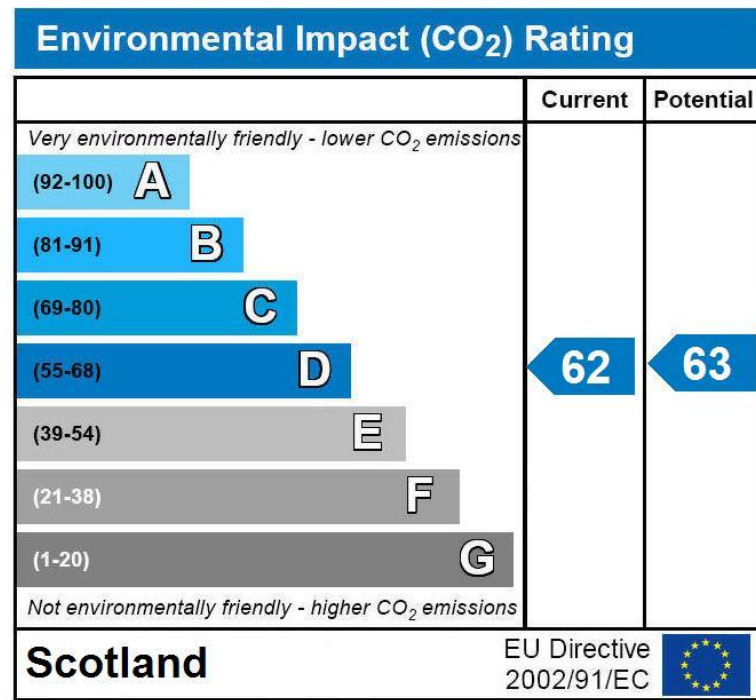


Energy Efficiency Rating

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 D (65)**. 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 D (62)**. 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