

Falkirk  
14 Millburn Street

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Slater Hogg & Howison  
Estate Agency & Lettings





14 Millburn Street, Falkirk,  
FK2 9AJ

Reference: FAE190215

Well placed two bedroom end terraced set within a popular town centre location and is ideally located for all of Falkirk's amenities.

The accommodation is set over two levels and comprises entrance hall, lounge/dining room, fitted kitchen with base and wall mounted units, the kitchen also gives access to the rear garden.

The upper accommodation comprises two double bedrooms, one of which featuring integrated wardrobe facilities, a three piece family bathroom with electric shower over bath.

In addition the property has electric heating and double-glazing.

The property has a front and rear garden with the front is to lawn as is the rear which also offers a degree of security and privacy.

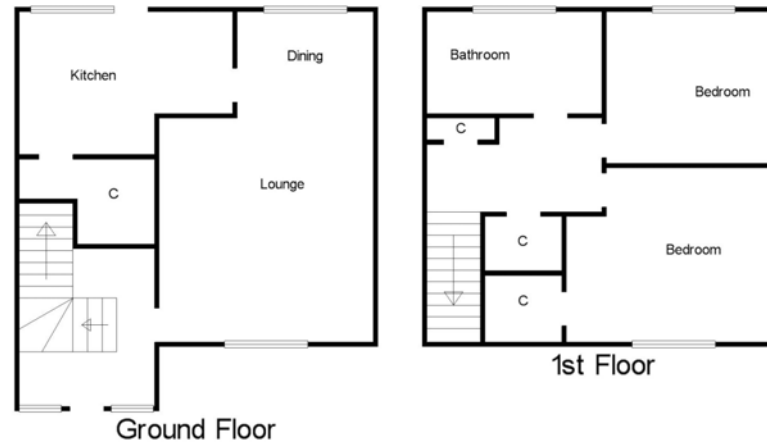
The area proves popular with commuters seeking access via surrounding road and motorway networks to centres of business throughout the central belt and two main line rail links provide express services to both Glasgow and Edinburgh.

Please refer to published Home Report for EER Band.





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### Room Dimensions...

Lounge	12' x 13'3" (3.66m x 4.04m)
Dining	8'10" x 7'3" (2.7m x 2.2m)
Kitchen	10'3" x 10'2" (3.12m x 3.1m)
Bedroom 1	12' x 10'1" (3.66m x 3.07m)
Bedroom 2	10'1" x 12'1" (3.07m x 3.68m)
bathroom	6'3" x 6'9" (1.9m x 2.06m)

### Your local office...

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