



**FOR SALE**  
**316 STIRLING STREET, DUNIPACE, FK6 6QN**

Bright, spacious, **ONE BEDROOM GROUND FLOOR FLAT**, in a block of four, situated in a popular residential area and close to a local convenience store, all main bus routes and motorway network, enabling excellent commuting throughout Central Scotland.

The property comprises a generous lounge, kitchen, double bedroom with fitted wardrobes, bathroom and hallway. The property benefits from ample storage, cavity wall insulation, gas central heating and is double glazed throughout. There are gardens to the front and also the rear of the property, which enjoys open country side views. There is ample road side parking to the front of the property. EPC - D

**VIEWING :** Please contact our property department on 01324 823498 or [property@radenny.co.uk](mailto:property@radenny.co.uk)

**ENTRY :** By negotiation

**PRICE :** **OFFERS OVER £59,000**

**Russel+Aitken**  
solicitors and estate agents









## Measurements :

**Lounge :**  
13'11" x 13'3"

**Kitchen :**  
9'10" x 8'6"

**Bedroom :**  
13'11" x 10'11"

**Bathroom :**  
6'5" x 4'10"

The Home Report is available on request from our property department.

Home Report Valuation  
£60,000

The Energy Efficiency rating for this property is Band - D



**Russel + Aitken**  
solicitors and estate agents

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