



Mckell Court
Falkirk FK1 5PW

Suite 5/263 Overland Suites Main Street, Larbert,
Falkirk, Stirlingshire, FK5 4UP



Alexander Taylor would like to welcome, you to 5 McKell Court, a stunning four/five-bedroom detached villa located in Falkirk. We should point out that the nominated primary school is "Comely Park" and Falkirk High train station, is within a minutes walk. The property is immaculate and offers, spacious living areas, beautiful views, and modern finishes throughout. EPR:C

Situated in an elevated position, this home boasts breathtaking views across Falkirk. The moment you step inside, you will be greeted by a spacious lounge that provides the perfect space for relaxation and entertainment. The separate dining room features French doors that open to the rear gardens, creating a seamless connection between indoor and outdoor living.

The outstanding newly fitted bespoke German kitchen, is a true highlight of this home, will come with the balance of a five-year guarantee on all integrated appliances, you can enjoy peace of mind knowing everything is of the highest quality. A separate utility room adds convenience and practicality to your daily routine.

This property offers four generous bedrooms, ensuring ample space for everyone in the family. The master bedroom features a newly fitted ensuite bathroom and fitted robes, providing a private sanctuary for relaxation. Bedroom three includes a feature dressing area, adding an extra touch of luxury to the living space.

The recently renovated family bathroom is simply stunning, complete with a thermostatic rain shower over the bath. Every detail has been carefully considered to create a modern and stylish atmosphere.

In addition to its impressive interior features, this home also offers practical updates. The boiler was replaced around 2020, ensuring efficient heating throughout the year. The loft is partially floored and equipped with a "Ramsay" loft ladder for easy access and storage options.





Outside, you will find beautifully landscaped and relatively private rear gardens that face south, allowing you to soak up the sun and enjoy outdoor activities with family and friends. A private driveway provides parking space for two cars.

Located in Falkirk, this property benefits from excellent amenities and convenient access to nearby attractions. Whether you are looking for shopping, dining, or recreational activities, you will find everything within reach. For the commuter, Falkirk High station is within minutes' walk.

Do not miss the opportunity to make this exceptional property your new home. Contact us today to arrange a viewing and experience the beauty and comfort of 5 McKell Court for yourself.

Items included within the sale are:

All flooring
All Light fittings
All Window Blinds
All Curtain Poles
Feature living flame Gas Fire and surround
Integrated full height Fridge
Integrated Freezer
Integrated Microwave
Integrated Dish Washer
4 Burner Induction Hob
Double electric Oven
Feature glass and chrome Extractor
Cabin Bed to bedroom two (Next)
Garden shed

Lounge
10'9" x 14'10"

Dining Room
8'9" x 10'9"

Utility Room
5'7" x 5'3"

Breakfasting Kitchen
8'3" x 10'8"

Family Room
8'0" x 16'11"

- Outstanding position within street
- Minutes' walk to Falkirk High train station
- Stunning bespoke "German Kitchen"
- All Appliances will form part of the sale (except appliances within utility room)
- Separate Dining Room
- Family Room/ Bedroom five
- Newly fitted en-suite to Master Bedroom
- Stunning newly fitted bathroom complete with a "Rain Shower" over the bath
- Beautiful "white Ash" effect vanity units to bathroom
- Extensive south facing rear gardens

Master Bedroom
10'2" x 11'3"

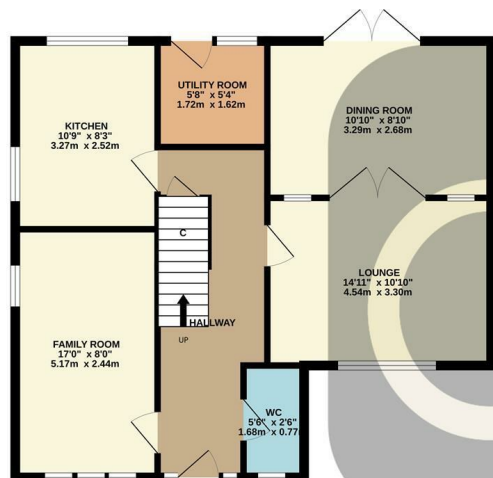
En-suite
5'6" x 5'2"

Bedroom Two
9'6" x 10'5"

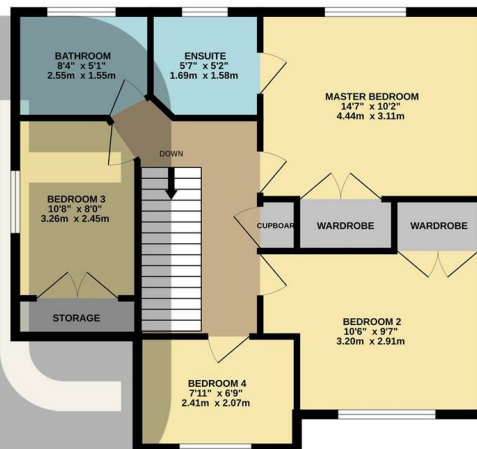
Bedroom Three
8'0" x 10'8"

Bedroom Four
6'9" x 7'10"

GROUND FLOOR
687 sq.ft. (63.9 sq.m.) approx.

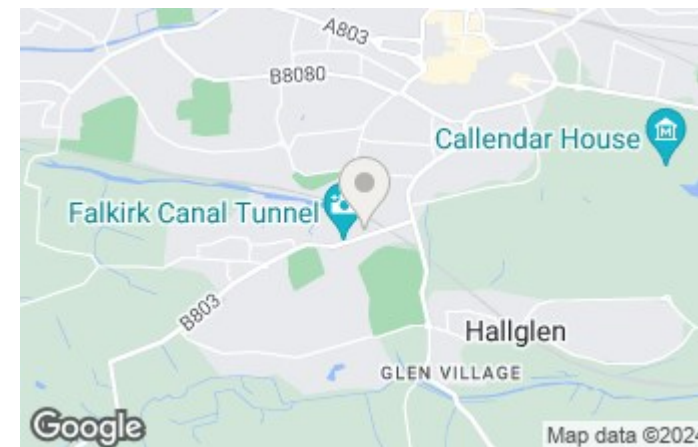


1ST FLOOR
679 sq.ft. (63.1 sq.m.) approx.



TOTAL FLOOR AREA: 1367 sq.ft. (127.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Viewing strictly by appointment with the Agent.



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