



5 Lomond Crescent

Ellon, Aberdeenshire AB41 9GE



mackinnons
solicitors



Entered via a composite door, this bright reception hall boasts extensive fitted storage facilities and further understair cupboard.

A light and airy lounge with full height picture window overlooks the front of the property. Wall mounted TV bracket and space for sound bar, along with an inset electric fire. Ambient ceiling lighting.

The well appointed dining kitchen is fitted with a wide range of wall and base units in a contemporary gloss finish. Ample work surface with co-ordinating splashbacks. All integrated appliances to remain. Ample space for a family dining table and chairs Window to the rear and double French doors from the dining area leads to the rear garden.

The lower ground floor and inner hallway gives access to the remaining accommodation including a centrally set utility cupboard.

Forming part of the conversion, a generous double bedroom features a glazed uPVC door with window alongside to the rear garden and a double fitted wardrobe.

A beautifully presented family bathroom is fitted with a white suite incorporating twin wash hand basins.

There are two further spacious bedrooms located on the upper floor completing the accommodation.

A partial loc bloc and stone chip area to the front provides off road parking. The fully enclosed rear garden an area of lawn leading to the good sized timber summerhouse fully lined and equipped with power and light.

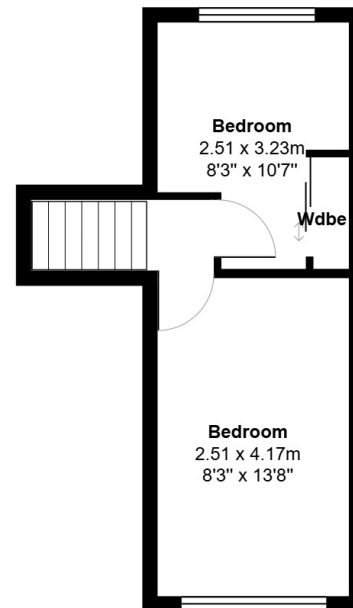
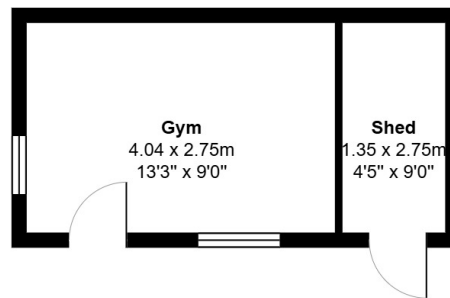
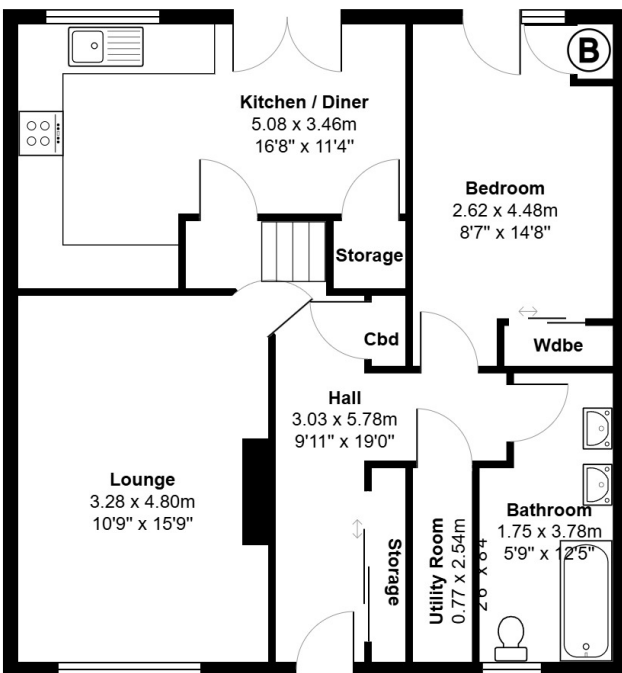
Ideally positioned within the popular town of Ellon, we offer for sale this attractive three bedroom semi-detached family home which has been sympathetically altered and upgraded by the current owners to form well proportioned family living with the modern interiors compliments by well maintained gardens and substantial summerhouse.

Viewing of this deceptively spacious home is recommended to fully appreciate the location and accommodation.





- Light and Airy Lounge
- Well Appointed Kitchen
- Three Bedrooms
- Deceptively Spacious
- Modern Family Bathroom
- Fully Enclosed Garden
- Large Summerhouse
- Popular Location



These particulars are intended to give a fair representation of the property and whilst every care has been taken in their compilation they are not guaranteed and do not form part of any contract. Areas, measurements and distances are given only as a guide and any plans are for identification only and are not to scale.

Terms

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