

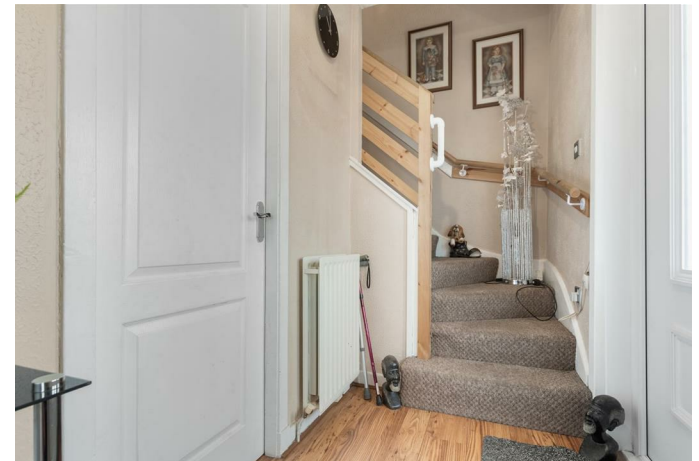


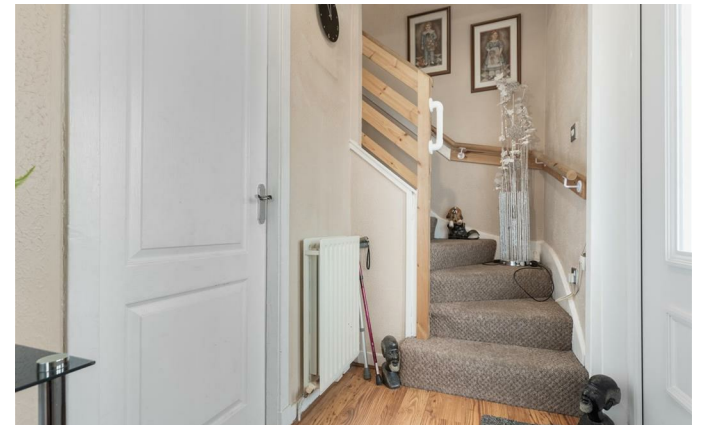
164 Watling Street, Motherwell, ML1 3RW

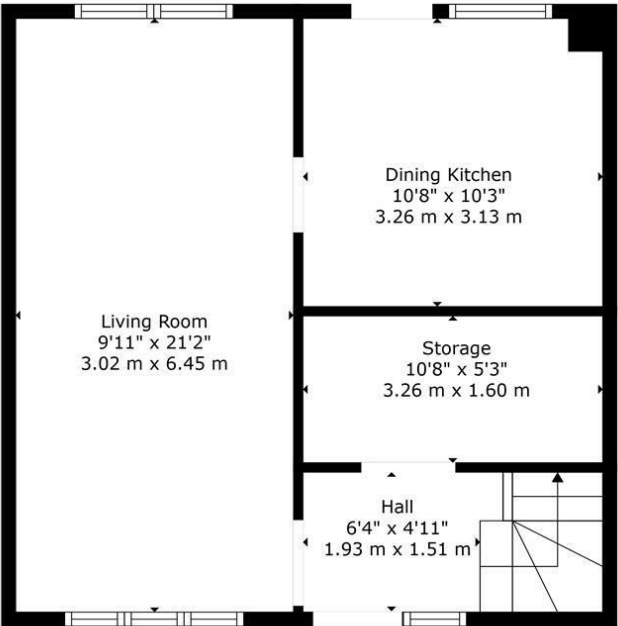
164 Watling Street, Motherwell, ML1 3RW

Watling Street in Motherwell, this delightful mid-terrace house presents an excellent opportunity for families seeking a warm and inviting home. With three well-proportioned bedrooms, this much-loved family residence offers ample space for both relaxation and entertaining.

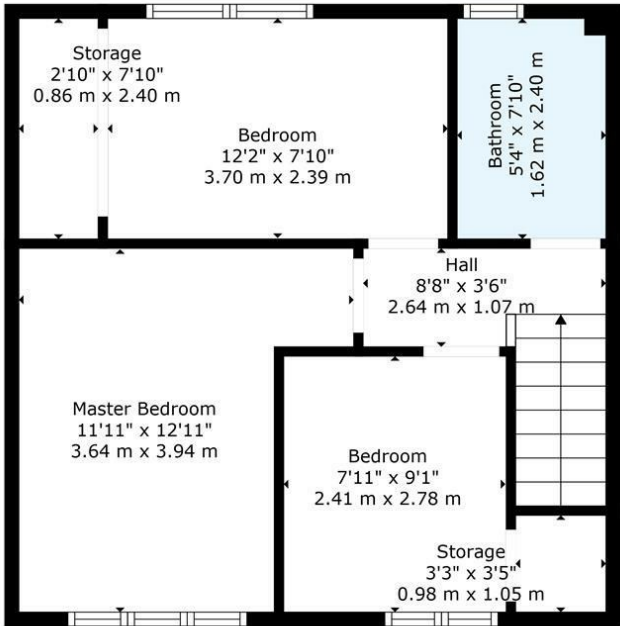
Upon entering, you are greeted by a welcoming reception room that serves as the







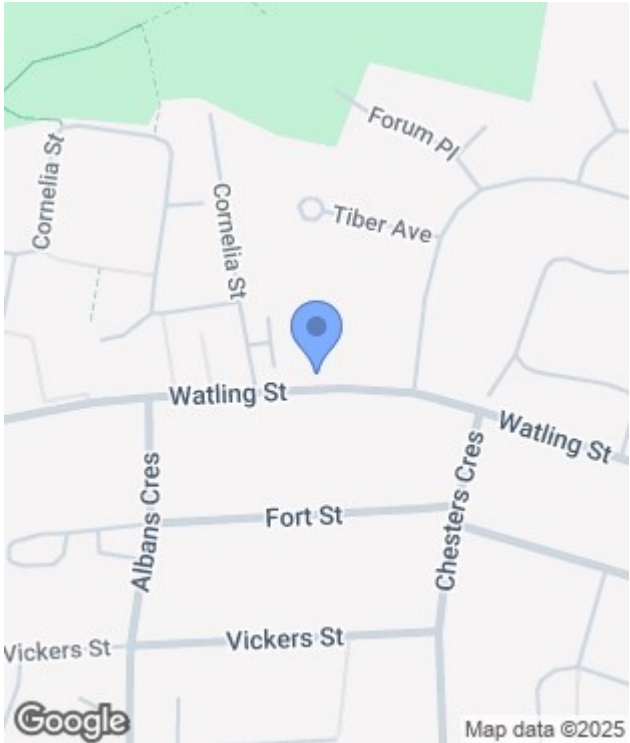
Floor 1



Floor 2



TOTAL: 797 sq. ft, 74 m2
FLOOR 1: 387 sq. ft, 36 m2, FLOOR 2: 410 sq. ft, 38 m2
EXCLUDED AREAS: STORAGE: 89 sq. ft, 8 m2
WALLS: 87 sq. ft, 8 m2
Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(02 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
Scotland	EU Directive 2002/91/EC	