



## 9 Kenilworth Gate, Wellgate Drive, Bridge Of Allan

Offers Over £365,000

Prestigious three-bedroom executive apartment in sought-after Bridge of Allan • Spacious first-floor accommodation with lift access and bay-windowed lounge • Two en-suite double bedrooms, including principal suite with walk-in wardrobe • Breakfasting kitchen with integrated appliances and separate utility room • Designated parking, video entry system, outdoor storage shed, and landscaped grounds • 137m<sup>2</sup>



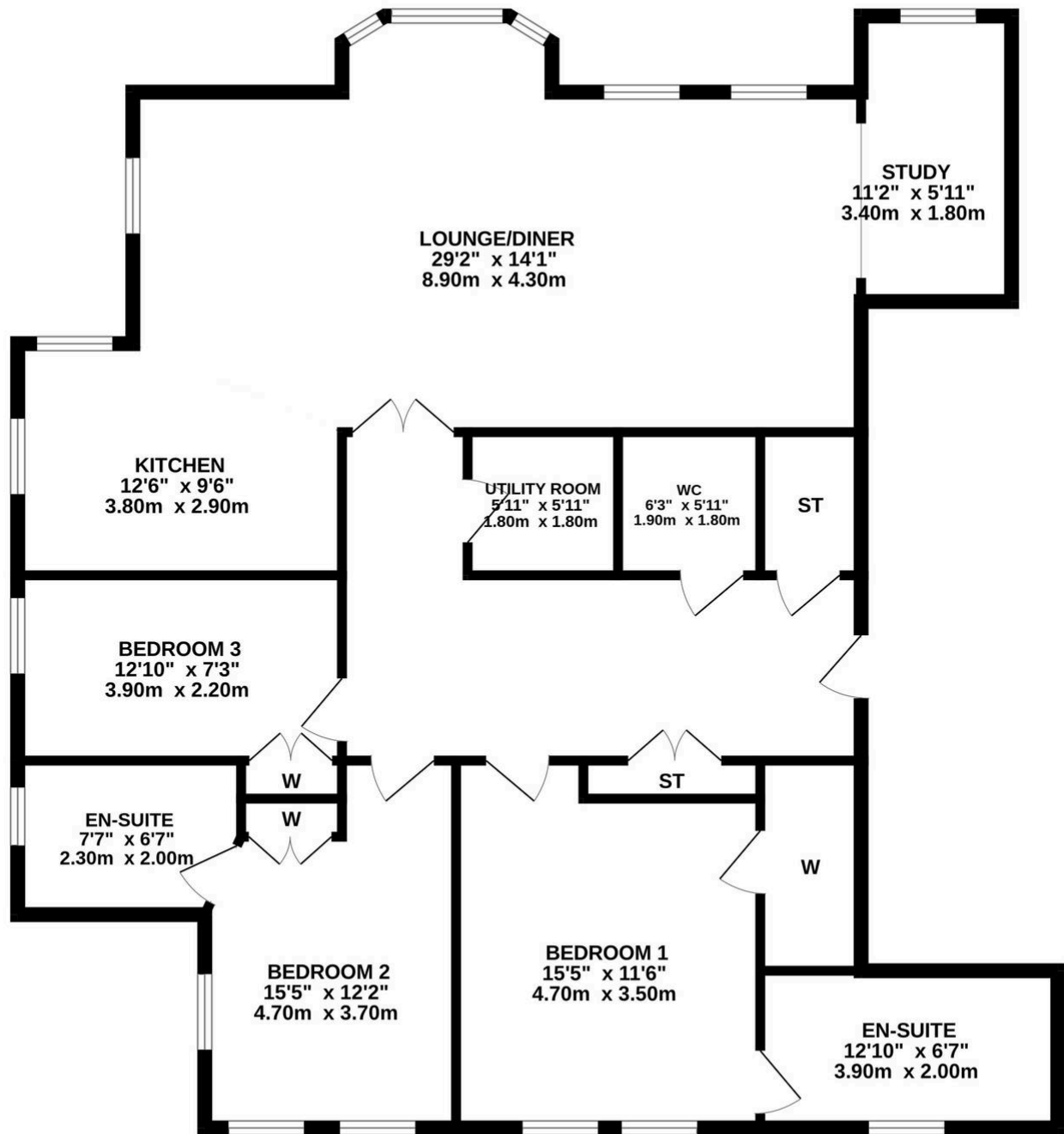
A beautifully presented three-bedroom executive apartment set within a prestigious luxury development in the highly sought-after upper area of Bridge of Allan. Positioned on the first floor and served by lift access, the property offers spacious accommodation throughout, along with the added benefit of designated and visitor parking.

Council Tax Band: F





# 1ST FLOOR



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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