



RESIDENCE

34 Dalbeattie Braes, Chapelhall, ML6 8GQ

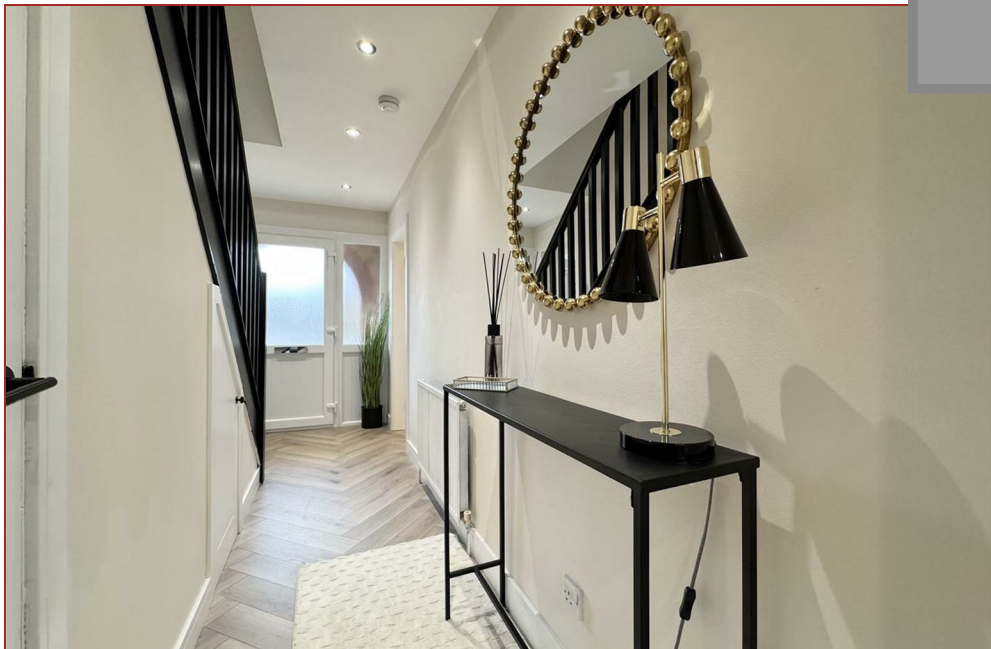
www.residenceestateagents.co.uk



Viewing by appointment with Residence Uddingston
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5 Bedrooms | 1 Public Rooms | 2 Bathrooms

An immaculately presented modern detached villa which is in true show home condition throughout within this ever popular development in Chapelhall.

The property has a spacious and versatile layout and features a large principal bedroom with an en-suite bathroom, gas central heating and double glazing and has been finished to an exacting standard throughout.

The ground floor accommodation of this fabulous family home comprises a welcoming reception hallway, cloaks/wc, a bay windowed formal lounge with a feature media wall, a large dining kitchen with a separate utility room with an outer door to the rear garden. The garage has been converted and is utilised as a fifth bedroom. On the upper floor, there are four generously sized bedrooms. The principal bedroom has its own en-suite bathroom, whilst the main family shower room has a two-piece suite incorporating a WC, a wash hand basin and a walk in shower.

The floor plan shall provide you with a detailed layout of this well laid out and comfortable home. However, we recommend viewing it to appreciate the quality of finishing and the convenient setting on offer.

To the front of the property is a mono-block driveway, whilst the large private and enclosed rear garden is bounded by fencing and features a lawn and a patio area.

Located on the outskirts of Airdrie in Chapelhall, Dalbeattie Braes is conveniently positioned for commuting between Glasgow and Edinburgh with junction 6 of the M8 motorway located nearby. The surrounding towns include Airdrie, Motherwell and Wishaw, which offer excellent schooling and a wide choice of sports facilities, including golf, tennis, bowling, swimming and country parks. For those commuting by bus or train, there are excellent and regular links to the surrounding towns and cities, including Glasgow and Edinburgh.



1377.00 sq ft | EER = C





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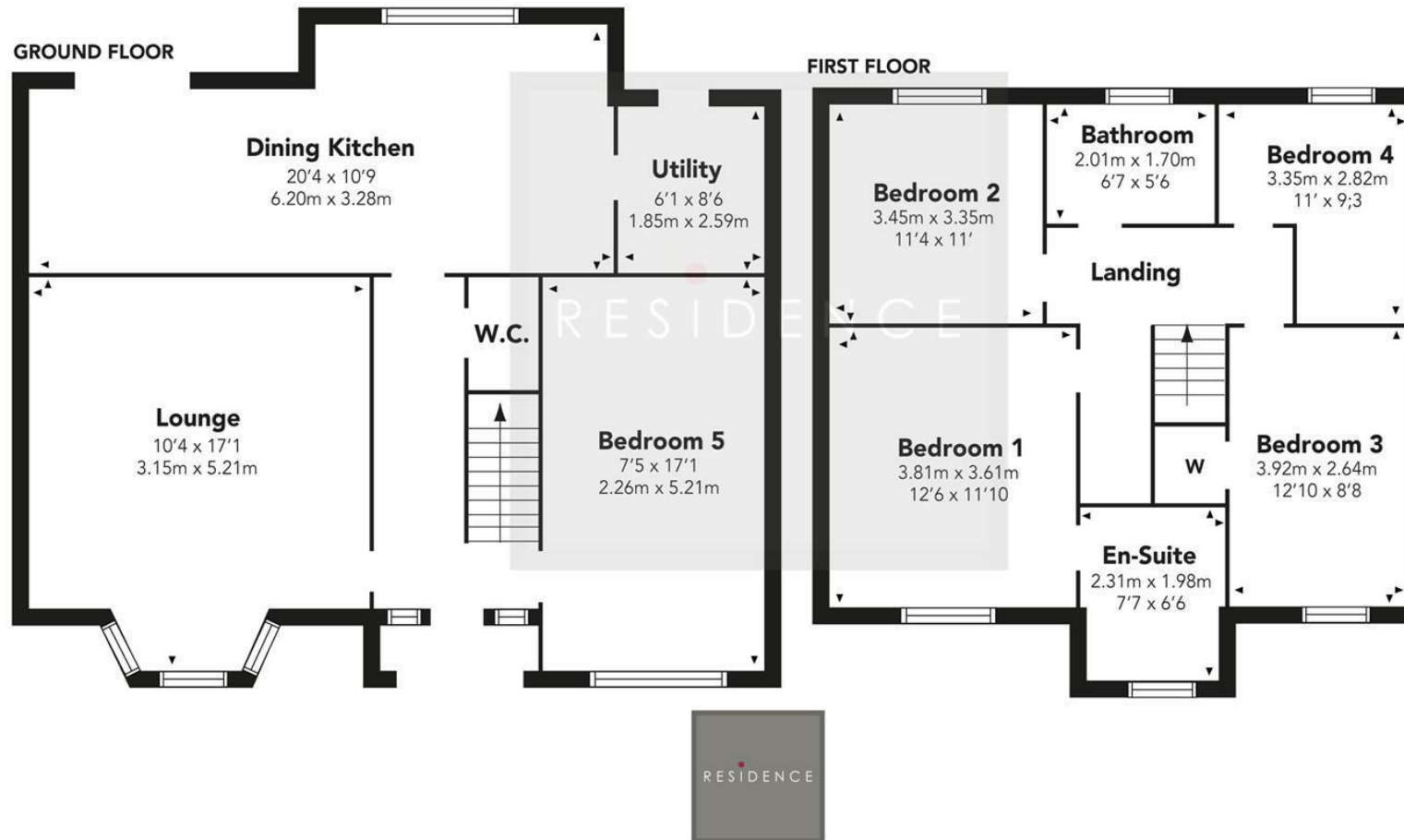


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Dalbeattie Braes



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements.

Produced by Plush Plans Ltd

We believe these details to be accurate; however, they do not form any part of a contract. Fixtures and fittings are not included unless specified in the enclosed. Photographs are for general information and it must not be inferred that any item is included for sale with the property. All distances and measurements are approximate. Floorplans may not be to scale and are for illustration purposes only.