



RESIDENCE

10 Spruce Drive, Cambuslang, G72 7FW

www.residenceestateagents.co.uk



Viewing by appointment with Residence Uddingston

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4 Bedrooms | 2 Public Rooms | 3 Bathrooms

Situated in a desirable and quiet development in Cambuslang, this stunning four/five-bedroom detached property offers the perfect blend of contemporary living and family-friendly comfort. As you approach the property, you are immediately greeted by its lovely kerb appeal, with a low-maintenance front garden, driveway, and an inviting facade that has both charm and elegance. Upon entering, you are welcomed into a spacious hallway that sets the tone for the rest of the home with its bright, airy feel and neutral tones.

The generous living/dining area is flooded with natural light thanks to large windows that look out over the front garden, creating a warm and welcoming atmosphere. The room is perfect for both relaxing with family and entertaining guests. Adjacent to the living room is a formal dining area, ideal for family meals, which flows seamlessly into the fully equipped kitchen. The kitchen boasts plenty of storage space and high-quality appliances, providing the perfect space for cooking. The separate utility room offers additional storage and laundry facilities with the downstairs WC off.

For those who require a flexible living space, the property offers the option of a fifth bedroom or sitting room located on the ground floor, offering privacy and ease of access. The rest of the bedrooms are located upstairs, where you'll find four generously-sized bedrooms, including a principal en-suite shower room for added convenience and privacy. Each of the bedrooms offers ample space for wardrobes and furniture, with large windows allowing natural light to flood in. Completing the accommodation is the three-piece family bathroom.

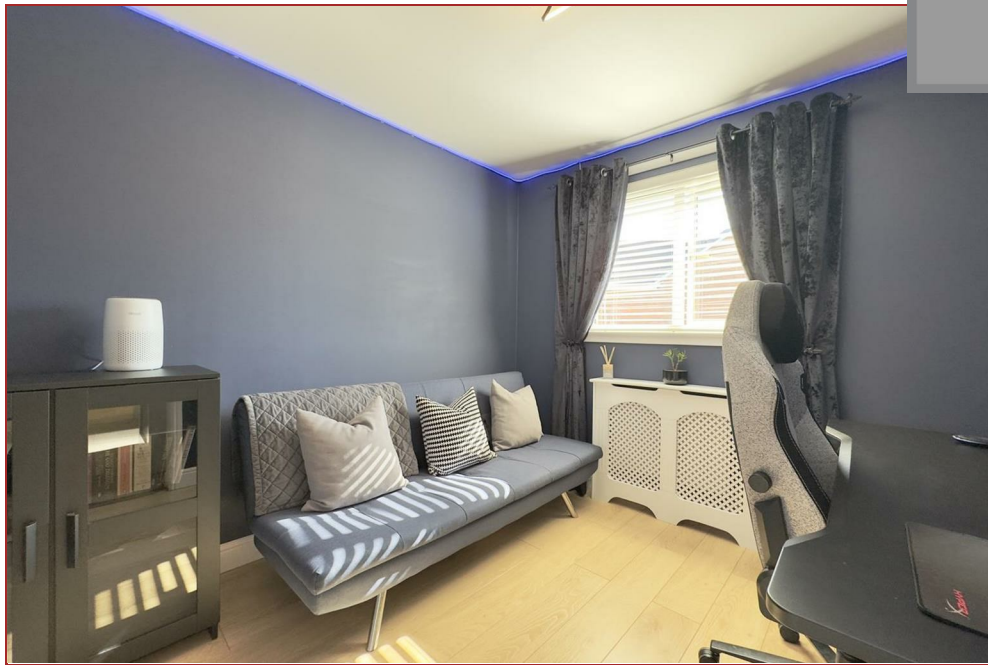
Outside, the rear garden is a great highlight of this property. The large, enclosed garden provides a peaceful sanctuary with well-maintained lawns, a decking area, and plenty of space for outdoor entertaining, gardening, or simply enjoying the fresh air. The property also benefits from a spacious driveway to the front suitable for two car



1367.00 sq ft | EER = C

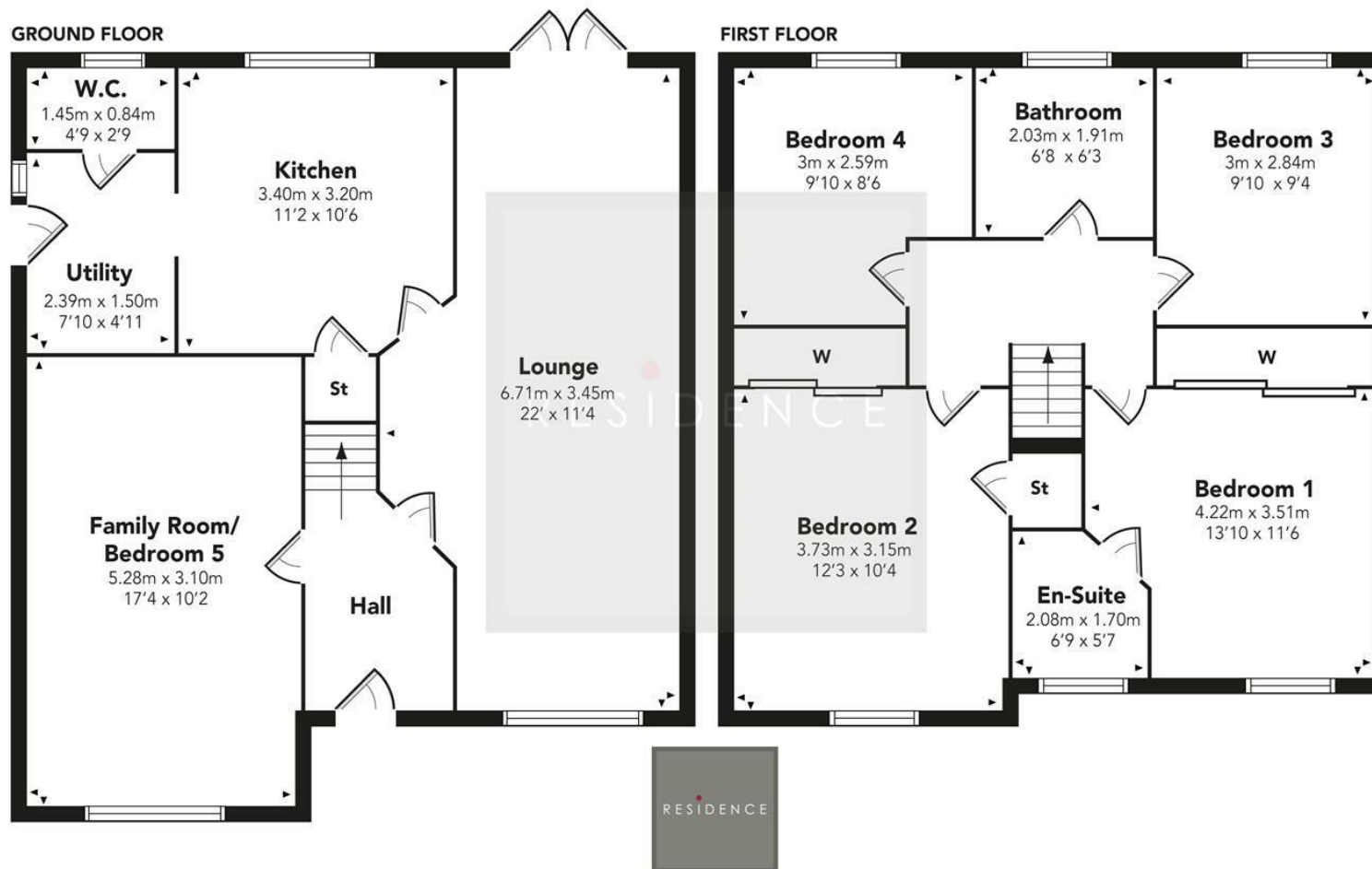


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Spruce Drive



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.