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**OTTER LANE, NEWTON FARM**

**OFFERS OVER £270,000**

- Delightful family home
- True walk-in condition
- Popular Newton Farm location
- Bright and spacious lounge
- Fabulous Kitchen Dining Room
- Utility area
- Downstairs WC
- Four well appointed bedrooms
- Master with ensuite shower room
- Breath taking bathroom
- Solar panels
- Extensive driveway
- Large rear garden





Discover the epitome of modern family living in this immaculate four bedroom detached house nestled in the highly sought after Newton Farm estate in Cambuslang. This recently built Miller Home property offers a perfect blend of contemporary design and functionality.

#### Accommodation:

Upon entering, you're welcomed into a spacious hallway with a convenient cupboard, setting the tone for the rest of this stunning family home. The living room to the front which is generously sized, a downstairs WC adds practicality, and as you proceed, you'll be captivated by the heart of the home - a breath taking kitchen diner at the rear. Boasting integrated appliances a dishwasher and a gas hob, and oven, this culinary haven offers ample worktop and storage space. French doors open to the fully landscaped back garden, creating a seamless indoor-outdoor flow. A utility room, plumbed for a washing machine, adds to the convenience.

Upstairs, discover four well-proportioned bedrooms, with the master benefiting from fitted wardrobes and an en-suite featuring a double shower cubicle and mains-powered shower. Along with the en-suite there is a stunning family bathroom fitted with a white three piece suite including a basin with vanity unit.



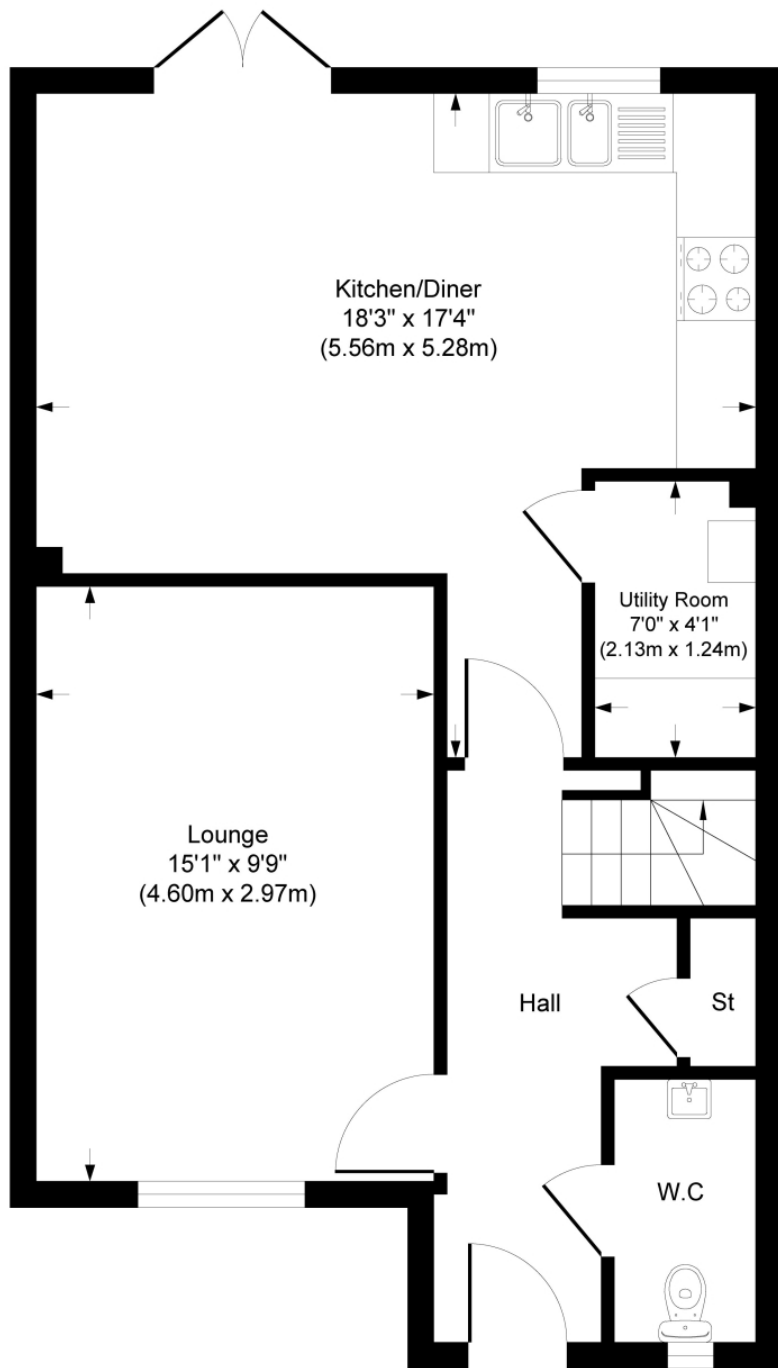


The property is equipped with gas central heating and double glazing, ensuring comfort and energy efficiency. The back garden has been meticulously landscaped with porcelain slabs and artificial grass, offering a low-maintenance yet visually appealing outdoor space. A driveway to the front provides off-road parking convenience. Also please note that this property comes with solar panels with low running costs and a high efficiency rating.

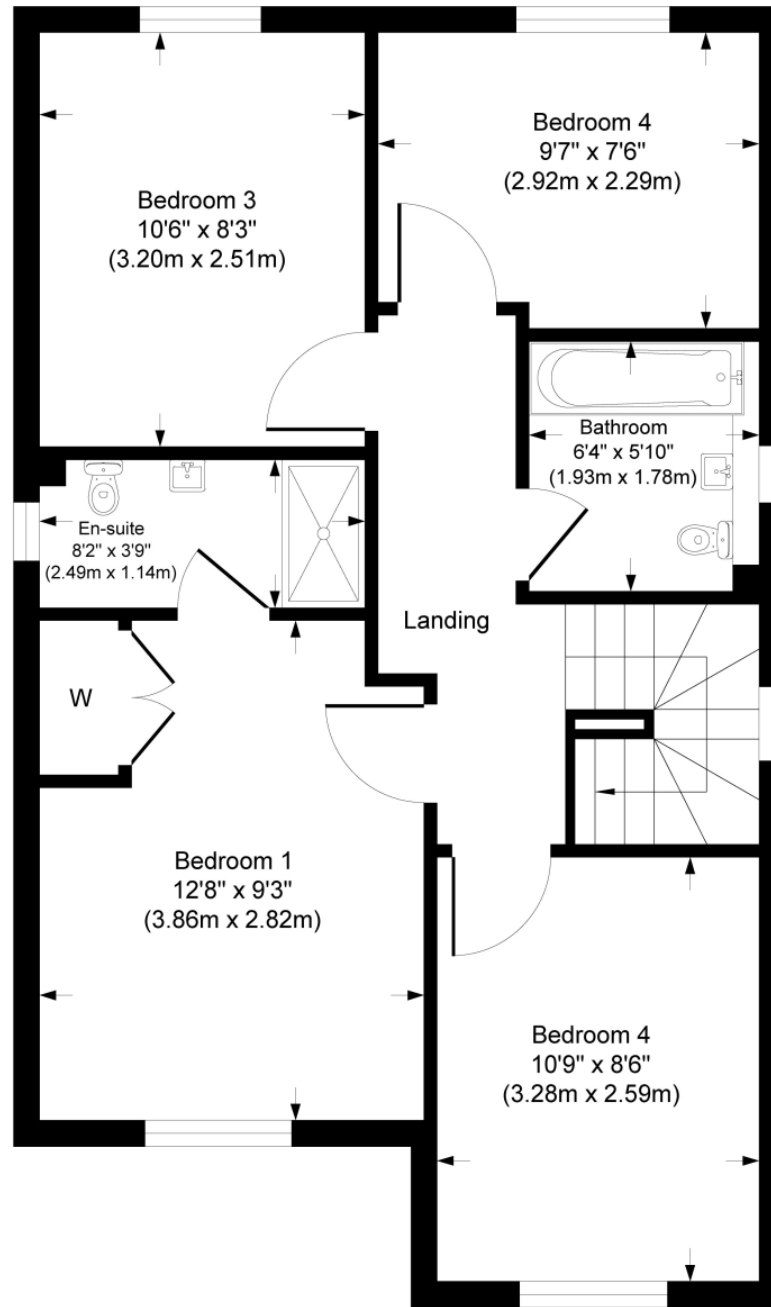
#### Amenities:

Situated just a short walk from the local primary school, this home is ideal for families seeking both style and practicality. The Newton Farm estate is renowned for its community atmosphere and accessibility to amenities. Don't miss the opportunity to make this exceptional property your forever home, where contemporary design meets everyday functionality.





Ground Floor



First Floor

Although every attempt has been made to ensure accuracy, all measurements are approximate.  
 This floorplan is for illustrative purposes only and not to scale.  
 Measured in accordance with RICS Standards.

