



RESIDENCE

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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.

1 Bedrooms | 1 Public Rooms | 1 Bathrooms

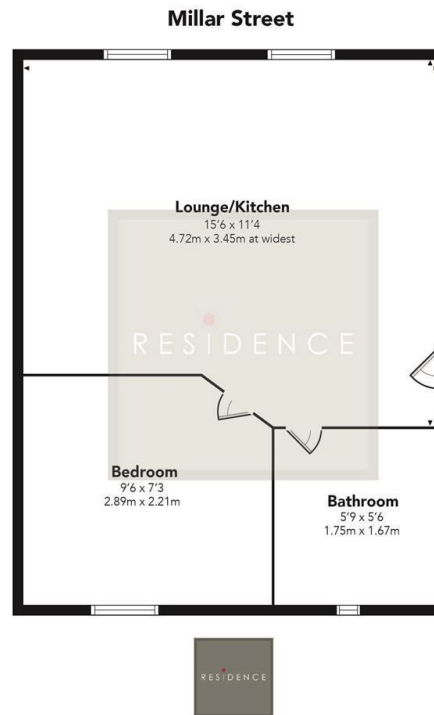
280.00 sq ft | EER = C

A great wee flat, located within the heart of Glassford village within a charming traditional building and with its own garden area.

This quaint ground floor flat is an ideal starter flat, buy to let or downsizers home with a modern interior, fresh decor and a modern shower suite. Finished with double glazing and featuring gas central heating, the flat offers an open plan living area and has a modern kitchen with integrated appliances. There's a bedroom and modern white shower suite which is finished with wet wall panelling.

To the rear of the property there's a private garden area with lawn and hedging.

Glassford is a small village on the outskirts of Strathaven and has a local pub and restaurant, a shop, church and a primary school whilst nearby Strathaven offers excellent shopping facilities and sports facilities including bowling clubs, golf courses, public parks and country walks. Strathaven has a great village community, a wide variety of shops within the village centre including restaurants, pubs, cafes and a large Sainsbury's. The area is highly regarded for its school catchment. For those commuting, there are excellent road links to the surrounding towns which include East Kilbride, Hamilton and also links to the M74 motorway which connects the M8 motorway to Glasgow and Edinburgh.



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



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