



RESIDENCE

21 Smiddy Loan, Chapelton, ML10 6SS

www.residenceestateagents.co.uk



Viewing by appointment with Residence Strathaven
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3 Bedrooms | 2 Public Rooms | 1 Bathrooms

This successfully reconfigured, 3 bedroomed detached property is an ideal family home and occupies a good position within this popular residential cul-de-sac.

The home offers a spacious layout of apartments which are versatile and have been enhanced by way of conservatory and garage conversion. Comprises reception hallway with access to a cloaks/wc with 2-piece suite, good sized lounge with aspects to front, modern fitted dining size kitchen to the rear. Double glazed conservatory with aspects and access to the rear gardens. A garage conversion is currently being utilised as a home office with utility area. On the upper floor there are 3 bedrooms and a well-proportioned, modern fitted family bathroom.

Features of the property include gas central heating, double glazing, wireless alarm system, driveway with charging point, downlighters and gardens that are enclosed to the rear.

The floor plan shall provide you with a detailed layout of this comfortable and well laid out home however, early viewing is highly advised to appreciate the accommodation and setting on offer.

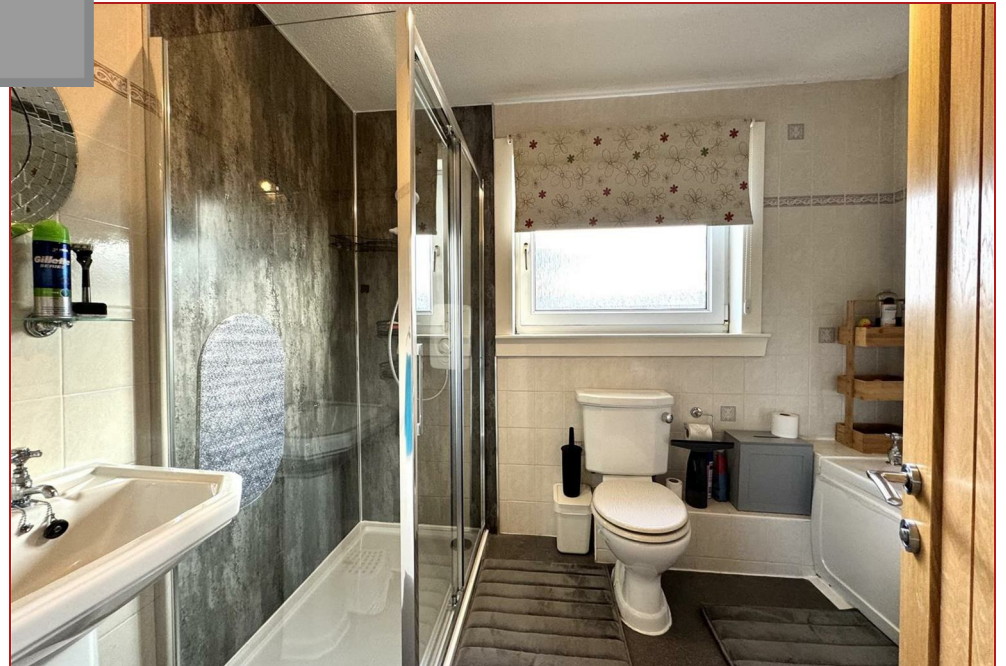
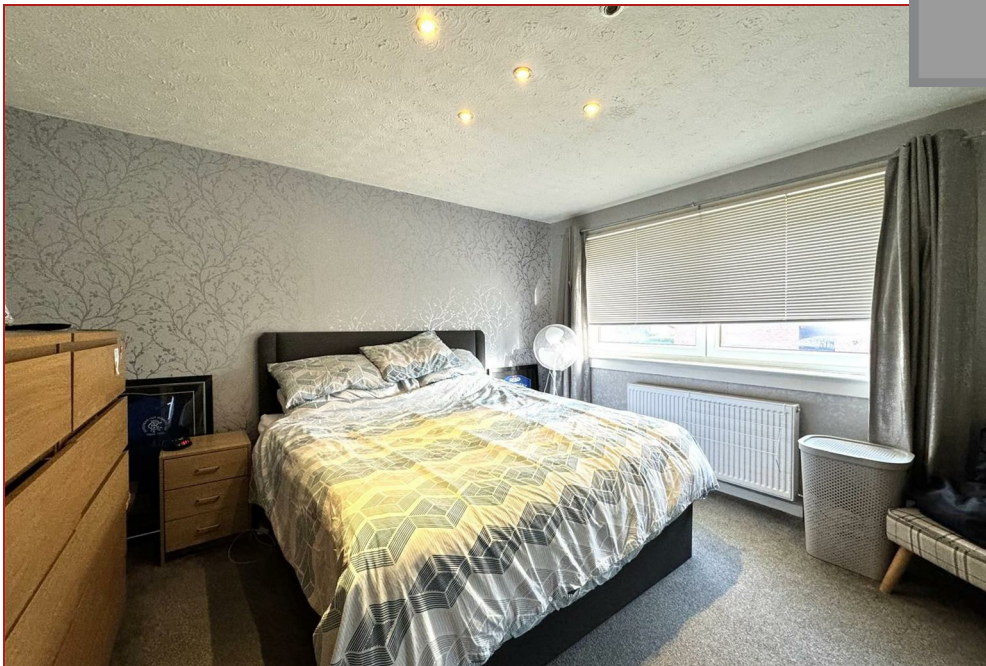
Chapelton is a small semi-rural village situated just a short distance from both Strathaven and East Kilbride. These neighbouring Towns offers excellent shopping facilities and sports facilities including swimming baths, bowling clubs, golf courses, public parks and country walks. Strathaven has a typical 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 areas which include East Kilbride, Hamilton and Ayrshire.



1388.00 sq ft | EER = C



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Smiddy Loan

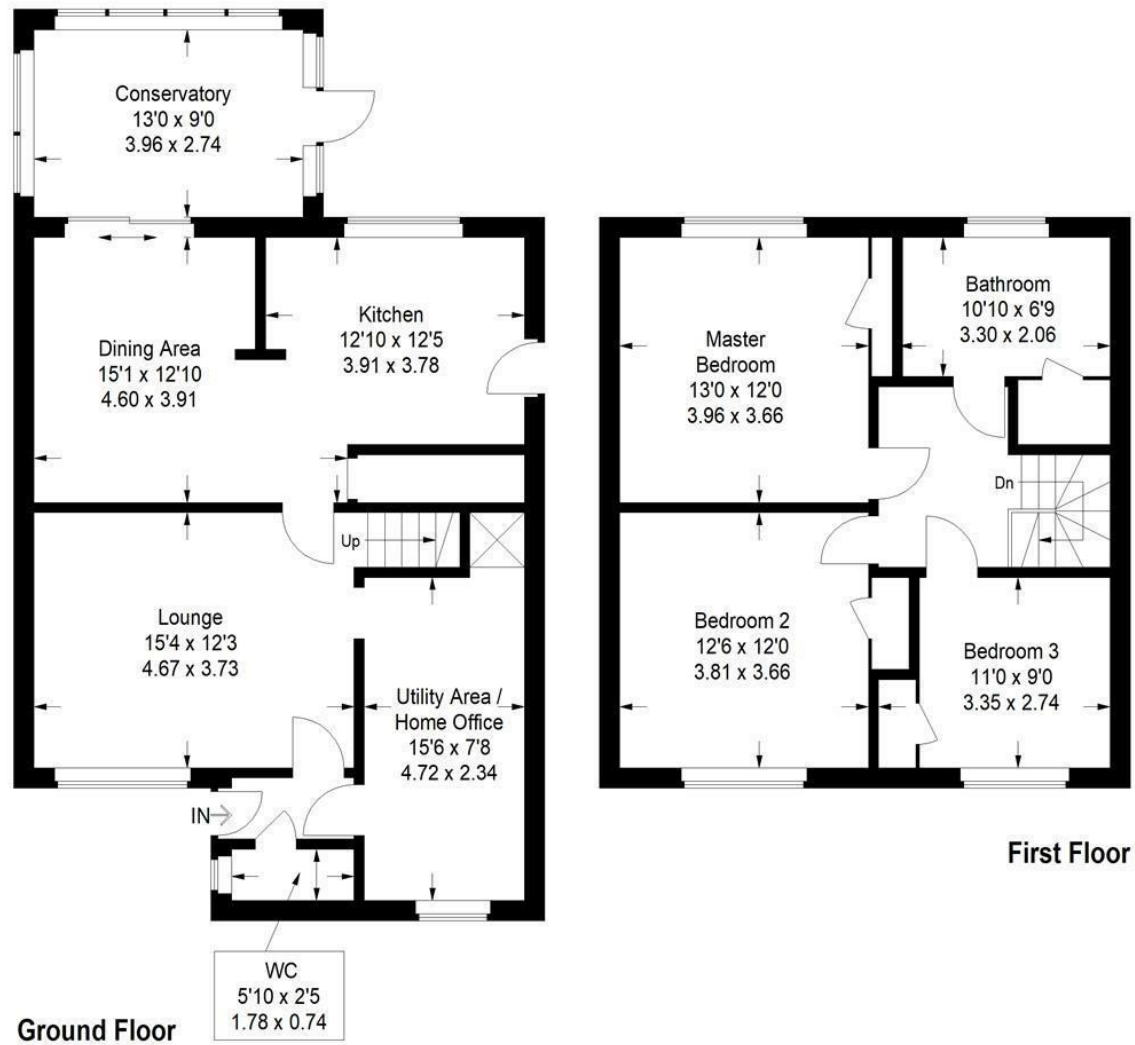


Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID540275)

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.