



RESIDENCE

3 Lea Rig, Forth, ML11 8EA

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Viewing by appointment with Residence Lanark
T: 01555 467222 | E: | A: 68-70 High Street, Lanark, ML11 7ES

3 Bedrooms | 1 Public Rooms | 1 Bathrooms



This two bedroom semi-detached villa is located within popular village of Forth, only a few miles from the larger towns of Lanark and Carlisle.

A fantastic opportunity for a first time buy or perhaps someone looking downsize. This spacious two bed is situated on a large corner plot with front, side and rear gardens.

As you approach the home, you'll notice the private driveway, providing ample space for multiple cars. As you enter the property you are met with to a spacious, bright entrance vestibule that leads to a large lounge/dining area, bathed in natural light thanks to large windows at either side of the room. The fitted kitchen is equipped with contemporary fixtures and ample storage and also gives access to the rear vestibule and large back garden.

On the upper level there is two generously sized double bedrooms, complete with fitted wardrobes, providing plenty of storage space. The modern fitted family bathroom finishes the upper level.

The property features private gardens to the front, side and rear, all are fenced off and low maintenance. You can also access the garage from the rear of the property. The corner plot offers additional space and privacy, perfect for entertaining or for children to play.

Ideal for families, this property is located just a short walk from a local school, as well as the town centre and train station, making it incredibly convenient for commuting and everyday amenities.



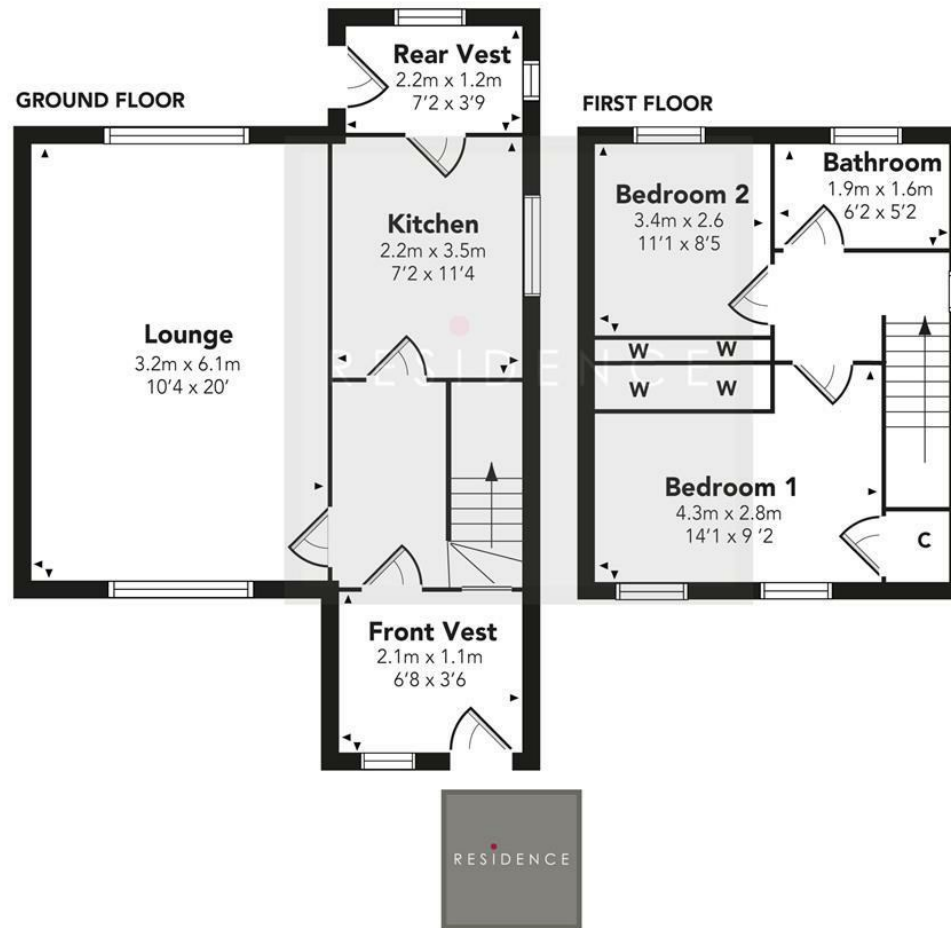
0.00 sq ft | EER =



RESIDENCE



Lea Rig



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.