



OFFERS OVER

£289,000

Hawthorn Road
Strathaven, ML10 6HA

PROPERTY SUMMARY

Positioned on a substantial corner plot within well-tended, mature gardens is this lovely, detached villa. Requiring a degree of modernisation the property offers an excellent opportunity to obtain a four-bedroom family home in a highly desirable central Strathaven address.

The spacious and flexible accommodation comprises; entrance vestibule, reception hallway with storage, generous front facing lounge, glazed doors to dining room, kitchen with pantry cupboards and access to rear garden, three-piece shower room, and two double bedrooms at ground level.

On the upper floor you will find a further two sizeable double bedrooms both with fitted wardrobes, modern three-piece family bathroom, and an abundance of eaves storage.

The property further benefits from gas central heating, double glazing, detached garage, driveway for several cars, and generous, well-established gardens mainly laid to lawn with a variety of trees, shrubs, flower beds, and slabbed ad chipped patio areas.

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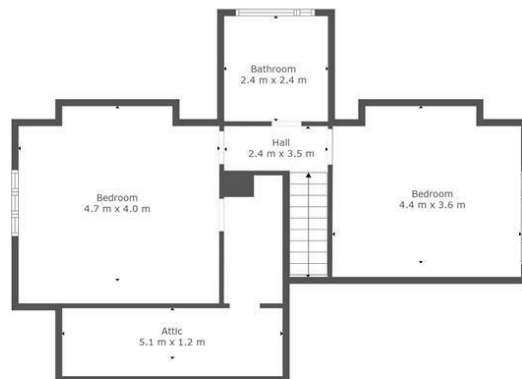
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Floor 2



Floor 1



TOTAL: 149 m²
 FLOOR 1: 100 m², FLOOR 2: 49 m²
 EXCLUDED AREAS: ATTIC: 6 m², LOW CEILING: 5 m²

This Floorplan Is Intended To Give An Indication Of The Layout Only.

LOCAL AUTHORITY

South Lanarkshire

TENURE

Freehold

COUNCIL TAX BAND

F

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		79
(69-80) C		
(55-68) D	53	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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