



Skylands Rise, Hamilton, ML3 8SA
Hamilton

Offers Over
£310,000

Bedrooms: 4 | Bathrooms: 3 | Receptions: 3

Living at Skylands Rise means enjoying the best of both worlds: peaceful surroundings with modern homes, combined with the comfort of knowing that everything you need is just a short drive away.

This substantial split-level detached villa is set within a highly sought after location and offers stylish, flexible living for modern family life.

The heart of the home is situated on the lower level of this home. The contemporary open-plan living space has been extended and designed for both everyday comfort and entertaining. A cool, modern kitchen with integrated appliances flows seamlessly into the main living and dining areas, creating a bright and sociable environment. It's a truly wonderful space.

The welcoming entrance has been beautifully reimagined to create a cosy snug at the front of the home, perfect for relaxing with a book or enjoying a quiet moment. This area also incorporates a convenient WC and a spacious, practical utility room, thoughtfully designed with everyday living in mind and offering direct access to the side garden.

This impressive home boasts four spacious double bedrooms spread across two levels, each filled with natural light and a sense of comfort. On the first floor, two beautifully appointed bedrooms share a stylish family bathroom, ideal for family living.

The upper level is dedicated to two further bedrooms, with the principal suite offering a luxurious en suite and generous storage, creating a serene and private retreat. A perfect haven at the end of the day.

The accommodation is completed by a luxury family bathroom, an ensuite shower room, and a convenient downstairs WC, ensuring comfort and flexibility for family living and visiting guests alike.

Outside, the large private back garden features a slabbed area ideal for outdoor dining and relaxing. To the front, the driveway leads to an integrated garage, offering ample parking and storage.

Further benefits include gas central heating and double glazing, delivering year round comfort and energy efficiency in this impressive family home.

Families are well served with a choice of local primary and secondary schools, green spaces for outdoor play, and nearby country walks around Chatelherault and the Clyde Valley. Everyday amenities, supermarkets, cafés, and leisure facilities are all close at hand. Residents benefit from easy access to the M74, making commuting to Glasgow, East Kilbride, or further across the Central Belt straightforward. Hamilton West and Hamilton Central train stations provide regular services for both work and leisure travel.







