



AB Properties



23 Lanark Road  
, Ravenstruther, ML11 7SS  
Offers over £259,995



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Generous three-bedroom detached bungalow situated within the idyllic Hamlet of Ravenstruther, only a few miles from the Royal Burgh of Lanark.

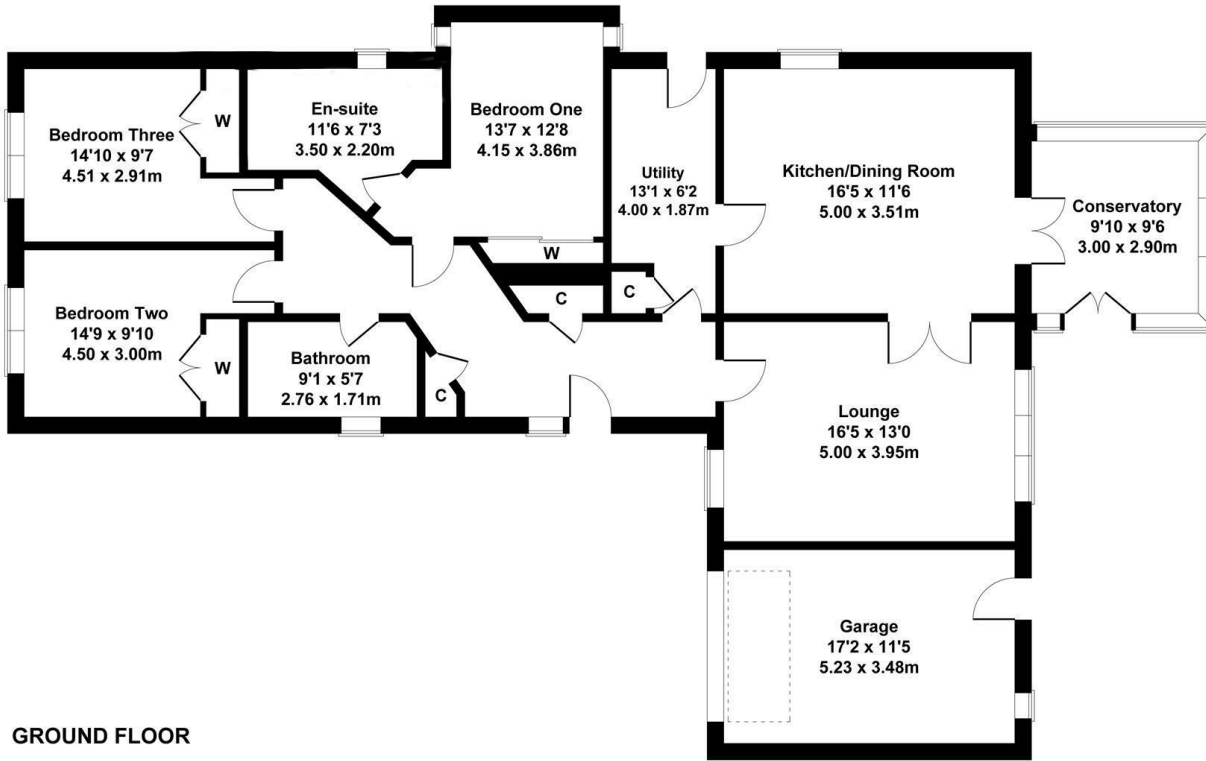
The bungalow boasts well-proportioned accommodation arranged over one level comprising of a welcoming entrance hallway, a spacious lounge with lovely fireplace and feature picture windows capturing the stunning rear views. There is also a modern dining kitchen with separate utility room, a family bathroom, and a bright conservatory with more panoramic views. Further accommodation includes three double bedrooms with fitted wardrobes, and a master en-suite shower room.

Additionally, the property benefits from double glazing, oil central heating, and ample storage facilities.

Externally the property sits on an enviable plot with substantial garden grounds. To the front of the bungalow there is an extensive chipped driveway leading to a large garage. The private rear garden comprises of a pretty flower garden and a secluded paved patio which is perfectly situated to capture the beautiful backdrop of countryside views. The views alone are worth the asking price.

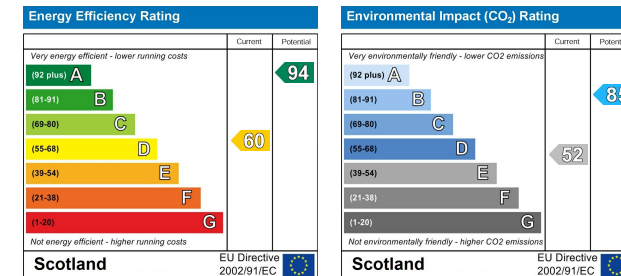
The bungalow is situated within the semi-rural Hamlet of Ravenstruther only a few miles from the larger towns of Lanark and Biggar where a wider range of amenities can be found. Edinburgh City Bypass, the M74 and Local train station are all only a short drive away, providing links East and West.





**GROUND FLOOR**

### Energy Efficiency Graph



### Viewing

Please contact our AB Properties Office on 01555 660077 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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