



OAK LODGE

2 KIRKHILL ROAD, NEWTON MEARNS

www.corumproperty.co.uk





4 | BEDROOMS

3 | BATHROOMS

3 | PUBLIC ROOMS

An architect designed detached villa extending to approximately 3000 square feet or thereby.

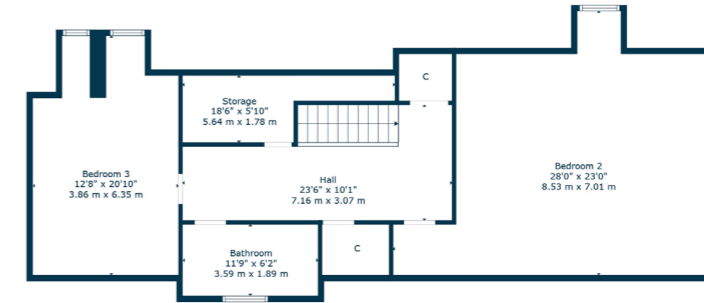
Oak Lodge is an exceptional architect designed detached villa built circa 1994. Extending to approximately 3000 square feet or thereby, the house is set within beautifully manicured, landscaped garden grounds that feature horseshoe driveway with parking for multiple vehicles, large double garage and the property is extremely well located for nearby amenities.

Distinguished by its broad frontage and pillared entrance, the house has been maintained to exacting standards and the specification includes upgraded gas central heating system, double glazed windows and doors, security alarm system, and the external and internal maintenance has been fastidiously kept throughout the original owner's long-term occupancy.

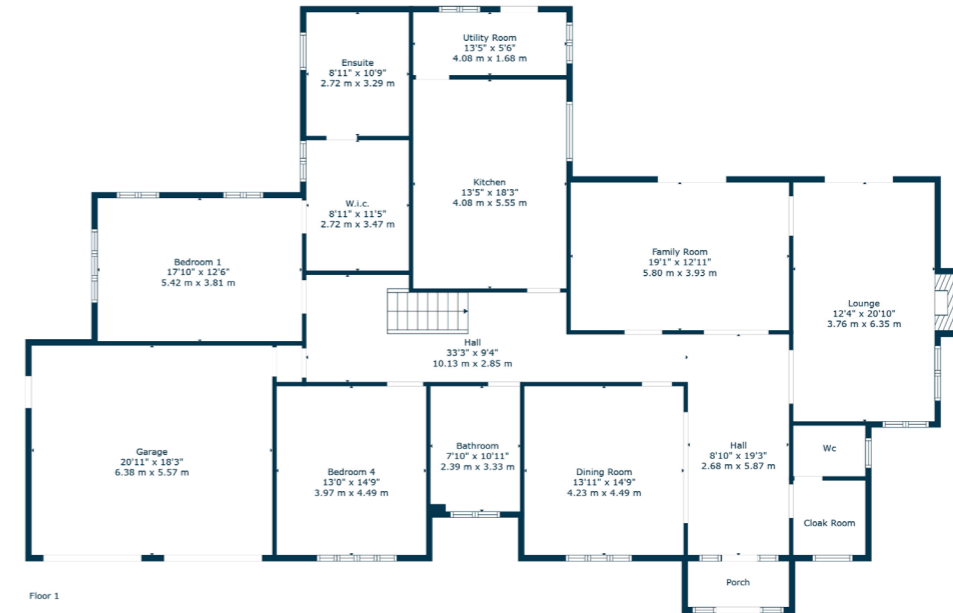
Pillared canopied entrance leading into tiled vestibule, lovely bright and airy reception hallway with separate cloaks area and WC, feature concertina doors giving open access through to spacious dining room, beautiful triple aspect lounge with focal point fireplace and sliding double glazed patio doors to gardens and lovely TV/family room with bespoke media wall. The reception hallway is particularly large and spacious, gives integral access to double garage and provides access to remaining ground floor accommodation which is the principal bedroom suite with extensive built in storage, large dressing room and beautifully appointed en-suite bathroom with full tiling and separate shower, second double bedroom on the ground floor with built in storage, lovely family bathroom and finally a spacious family sized dining kitchen with a full range of integrated appliances and separate laundry/utility room leading to gardens. Broad staircase leads to bright and airy upper landing where there is generous storage provided and gives access to two particularly large double bedrooms and an additional family bathroom on the upper level with shower.

The garden grounds are a beautiful feature of the house which are expansive, manicured and landscaped with large sun terrace and enclosed with gated access to the side giving extra driveway space for off street parking. Timber garden hut.





Floor 2



Floor 1

Newton Mearns is one of the most sought-after suburbs within the south side of Glasgow. The property is superbly placed for a wide range of amenities and indeed nationally recognised schooling. The property is a short distance away from excellent shopping at The Avenue at Mearns Cross and Greenlaw Village. There are an abundance of sports and recreational facilities found within the district which include excellent golf courses, parks, tennis clubs and there are a variety of country pursuits found nearby. Local train stations include Whitecraigs Station and Patterton Station.

NM4296 | Sat Nav: Oak Lodge, 2 Kirkhill Road, Newton Mearns, G77 5RJ

For the full home report visit www.corumproperty.co.uk

* All measurements and distances are approximate Floorplans are for illustration purposes and may not be to scale.



WE'RE **SOLD** ON
YOUR FUTURE



Corum Newton Mearns
134 Ayr Road, Newton Mearns, G77 6EG

Tel: 0141 639 5888

Email: n.mearns@corumproperty.co.uk

www.corumproperty.co.uk