

Joyce Heeps Homes Ltd
E.K. Business Park
14 Stroud Road
East Kilbride
G75 0YA



Larkspur Drive, Stewartfield, East Kilbride, G74 4TD

Joyce Heeps Homes are delighted to market this substantially extended 4-bedroom detached villa with driveway and integral garage which is maintained throughout to a high standard. It is convenient for highly regarded schools, and East Kilbride Train Station, Town Centre, and Village.



Features

Integral garage with monobloc driveway

Kitchen to include all integrated appliances

Utility room

Downstairs shower room

Contemporary style En suite shower room and family bathroom

Gas central heating & UPVC double-glazing

Convenient for Train Station, Village and Town Centre

Convenient for highly regarded schools

East Kilbride's Local Estate Agent

www.joyceheepshomes.com
info@joyceheepshomes.co.uk

Description

This substantially extended 4-bedroom detached villa comprises on the ground level of the hallway, open plan lounge with box bay window, dining and family area open to the well-equipped kitchen, utility room, and shower room.



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01355 571883

The kitchen has high gloss cabinets, granite worksurface, integrated double oven, microwave, 5 burner gas hob, dishwasher, and fridge freezer.



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The upper level comprises of four bedrooms, stylish En suite shower room and family bathroom, both with thermostatic showers.



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The property is decorated in neutral tones throughout, has ample storage and the loft can be accessed from the upper landing.



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**Joyce Heeps
HOMES**

01355 571883

It is set within easily maintained gardens to both front and rear. The front garden is laid to lawn with

monobloc driveway leading to the integral garage. The very private rear garden is laid to lawn, has a timber decked area, mature shrubs and plants, is surrounded by timber perimeter fencing and has a summer house.



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**Joyce Heeps
HOMES****01355 571883****The council tax band is F****Location**

The property is set within the desirable Stewartfield, area close to the James Hamilton Heritage Loch. It is convenient for highly regarded schools, East Kilbride Train Station, Village and Town Centre offering shopping, entertainment, and sporting facilities. The town also boasts first class access to Central Scotland's motorway networks, making the area popular with commuters.

Measurements

Lounge area	13'10" x 12'9"	En suite	4'10" x 7'5"
Dining area	8'10" x 12'9"	Bedroom	9'5" x 9'4"
Kitchen/family area	12'0" x 24'5"	Bedroom	9'0" x 7'5"
Utility room	6'4" x 11'5"	Bedroom	9'8" x 8'1"
Shower room	5'9" x 3'2"	Bathroom	6'0" x 6'5"
Bedroom	9'0" x 12'7"		

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For more information or to advise your interest please contact:

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Please note that this schedule has been prepared by us, based on the information provided by our client. Photographs and text are for illustrative purposes only. We believe them to be correct, however, no guarantee is offered or implied. If there is any aspect of this schedule that you wish clarified or that you find misleading, please contact our office where further information is available.

No tests have been made of services, equipment or fittings. No warranty is given or implied as to the condition of buildings services, fixtures, fittings etc. All measurements, distances and acres are approximate. Fixtures, fittings and other items are not included unless specified.



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