

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



## **Sandalwood Avenue, Stewartfield, East Kilbride, G74 4UX**

Joyce Heeps Homes are delighted to market this stylish three-bedroom detached villa with driveway and conservatory. It is set at the end of a cul de sac close to the "James Hamilton Heritage Loch", convenient for East Kilbride Train Station, Village, Town Centre and all amenities.



### **Features**

Very well-equipped breakfasting kitchen

Conservatory

Downstairs Office/Study

Cloaks WC

Driveway

Gas central heating

UPVC double-glazing

Close to James Hamilton Heritage Loch

Convenient for Train Station, Village and Town Centre

## **East Kilbride's Local Estate Agent**

[www.joyceheepshomes.com](http://www.joyceheepshomes.com)  
[info@joyceheepshomes.co.uk](mailto:info@joyceheepshomes.co.uk)

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**Joyce Heeps  
HOMES**

01355 571883

**Description**

This charming three-bedroom detached villa with conservatory is set in a highly desirable area and would make an ideal family home.



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It comprises  
on the ground  
level of the  
hallway,  
lounge with  
bay window,  
very well-  
equipped  
breakfasting  
kitchen,  
utility room,  
office/study,  
conservatory,  
and Cloaks  
WC.



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The dining kitchen has beech effect cabinets, contrasting worksurfaces and included integrated appliances.

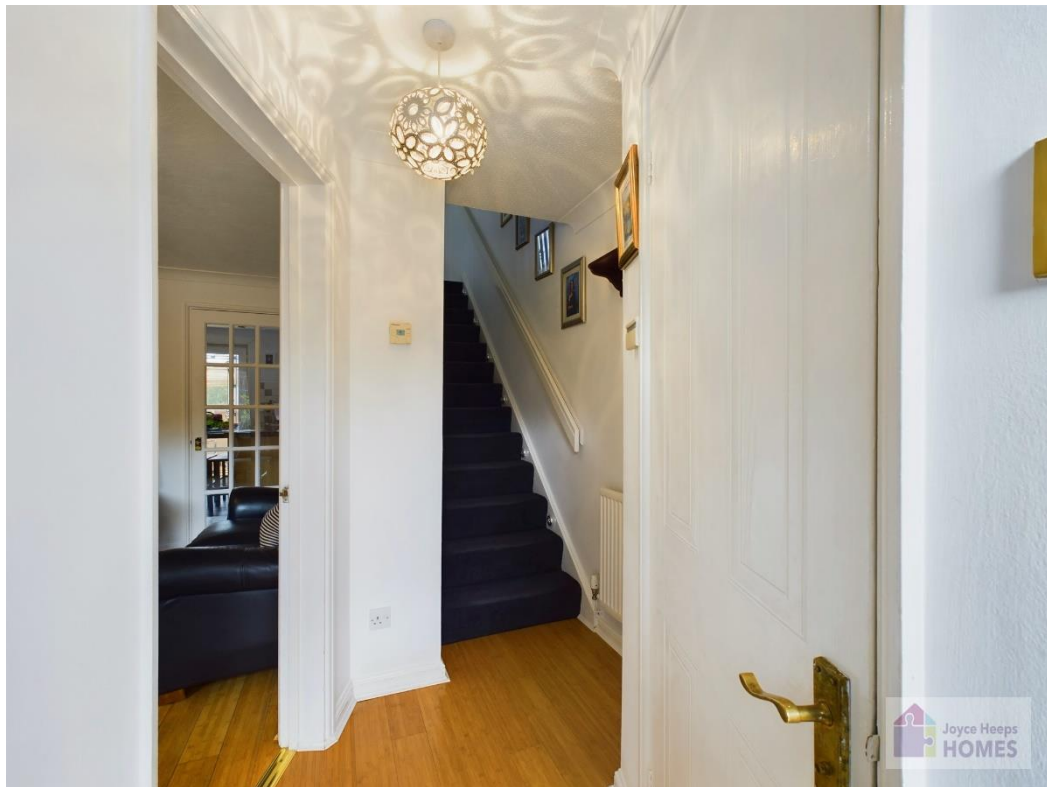


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The upper level comprises of three well-proportioned bedrooms two with fitted wardrobes, and the stylish family shower room.



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It is tastefully decorated throughout, has ample storage and the loft can be accessed from the upper landing.



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The front garden has a driveway with loose chips and mature plants. The rear garden is laid with artificial lawn, has raised timber decked area with balustrade and is surrounded by timber fence and mature hedging.



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**The council tax band is E**

### **Location**

The property is set in a cul-de-sac within a desirable pocket close to the James Hamilton Heritage Loch. It is convenient for highly regarded schools, East Kilbride Train Station, Village, Town Centre and Kingsgate Retail Park offering high street shopping, entertainment, and sporting facilities. The town also boasts first class access to Central Scotland's motorway networks, making the area popular with commuters.



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## **Joyce Heeps Homes Ltd.**

For more information or to advise your interest please contact:

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**Tel: 01355 571 883**  
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