

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



## **Glen Cally, St Leonards, East Kilbride, G74 3TE**

Joyce Heeps Homes are delighted to market this extended two-bedroom mid terraced villa which would be ideal for a 1st time buyer. It is close to primary and secondary schools, sports and recreational facilities, regular bus services, and within easy reach of the Town Centre, Village, and Kingsgate Retail Park.



### **Features**

Spacious lounge & study area  
Open plan Kitchen/dining room  
including integrated appliances  
Two double bedrooms  
Modern shower room with electric  
shower  
Gas central heating

Ample storage  
Easily maintained gardens  
Regular bus services  
Close to highly regarded schools &  
sports and recreational facilities  
Within easy reach of Town Centre,  
Village & Kingsgate Retail Park

## **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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### **Description**

This extended two-bedroom mid terraced villa is in an area popular with families.



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It comprises on the ground level of the welcoming hallway, spacious lounge/study area, and the open plan kitchen/family/dining room.



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The kitchen has traditional style white cabinets and includes the integrated electric oven and hob and has space for all freestanding appliances.



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**Joyce Heeps  
HOMES**

01355 571883

The upper level has two well-proportioned double bedrooms (both with fitted wardrobes), and the modern family shower room.



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The shower room has a corner shower enclosure with electric shower, vanity storage, a heated towel rail and has tiling to the walls and floor.



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

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The front garden is laid to lawn. The rear garden is laid to lawn, has a slap patio area, loose chips, is surrounded by timber perimeter fencing and benefits from having a timber storage shed.



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**The council tax band is C**

**Location**

The property is within St Leonards, convenient for all local amenities, shops, primary and secondary schools, sport, recreational facilities, local shops, and regular bus services. It is within easy reach of the Town Centre, Village, East Kilbride Train Station, and Kingsgate Retail Park. The area also allows easy access to the M74 and M77 motorway making the area ideal with commuters.

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## **Joyce Heeps Homes Ltd.**

For more information or to advise your interest please contact:

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