

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



Ashburton Park, Original Newlandsmuir, East Kilbride, G75 8PX

Joyce Heeps Homes are delighted to market this rarely available four-bedroom villa with detached double garage which is maintained to the highest standard with many features listed. It is within a highly desirable area within easy reach of Hairmyres Train Station, regular bus services, highly regarded schools, and sports and recreational facilities.



Features

Large corner plot
Double detached garage & multiple car driveway
Mature landscaped gardens
Modern breakfasting kitchen/Utility Room
Formal dining room

Downstairs family shower room/cloaks/w.c.
Family bathroom
Close to highly regarded primary & secondary schools
Within easy reach of Hairmyres Train Station

East Kilbride's Local Estate Agent

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

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Description

This rarely available four bedroom detached villa with double garage is a credit to the current owners and would make an ideal family home.



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It offers spacious and flexible accommodation over two levels, has many features listed, and is set within mature landscaped gardens.



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**Joyce Heeps
HOMES**

01355 571883

The property comprises on the ground level of the entrance vestibule leading to the hallway, the spacious lounge with French doors to the rear garden, formal dining room, modern well-equipped kitchen, utility room, and downstairs family shower room.



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The kitchen has contemporary style high gloss cabinets and contrasting worksurface. It includes the integrate electric oven, gas hob and gives access to the utility room.



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The stairway in the hallway leads to the upper level comprising of four good sized bedrooms, the master bedroom which is currently being used as 2nd sitting room and luxury family bathroom.



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This property is maintained throughout to a very high standard and is set within charming and very sunny gardens.



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The front garden is laid to lawn, has a large slab patio area, and is surrounded by mature plants, well-tended trees and shrubs. It further benefits from having a multiple car driveway leading to the detached double garage.



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There is a secluded patio area to the side of the property, and the rear garden has lawn, mature perimeter trees and shrubs.



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The council tax band is F

Location

The property lies within the desirable Original Newlandsmuir area convenient for Hairmyres Train Station and St James Centre. It is convenient for primary and secondary schools, sports and recreational facilities, and East Kilbride Town Centre and retail parks. It is also well connected to the wider East Kilbride area, Glasgow City Centre, and the motorway network.



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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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