



RESIDENCE

50 Shott Drive, Blantyre, G72 9AZ

[www.residencestateagents.co.uk](http://www.residencestateagents.co.uk)



Viewing by appointment with Residence Hamilton

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## 3 Bedrooms | 2 Public Rooms | 2 Bathrooms

This impressive, modern mid-terrace villa was built by Avant Homes and offers a generous layout of bright and airy apartments that have all been decorated and finished to a very high standard throughout.

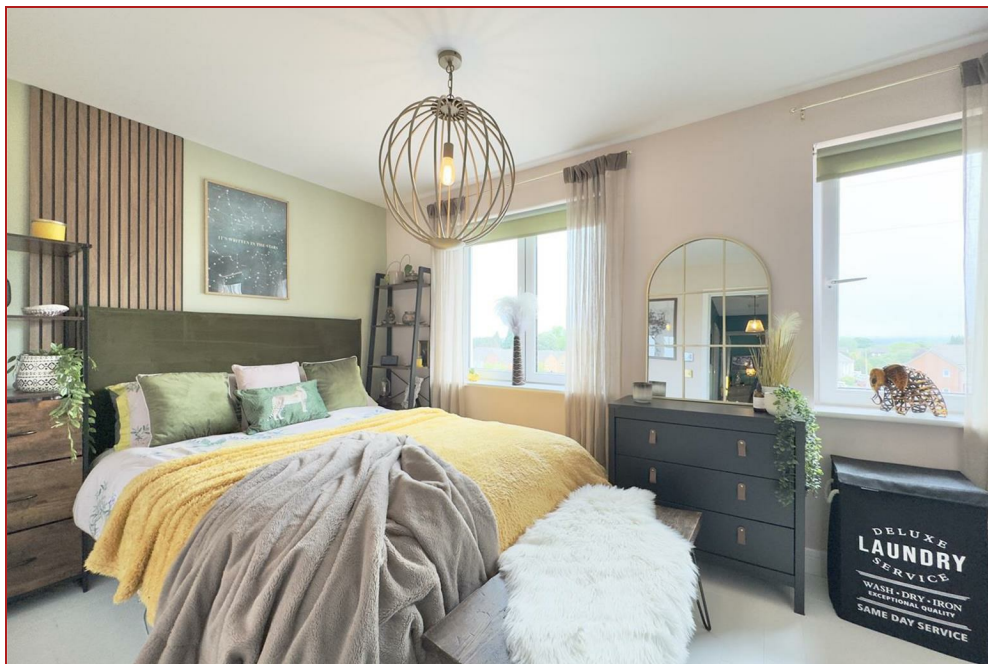
The property is sure to appeal to the first-time buyers or young family market looking for a three bedroomed home with fabulous entertaining gardens to the rear.

The accommodation comprises open plan integrated dining kitchen and lounge with bi-fold doors leading to the rear gardens, staircase leading to the upper floor level and cloaks/wc with two-piece suite. On the upper floor there is generous landing space leading to three well proportioned bedrooms and contemporary fitted family three piece bathroom.

Features of this attractive home include gas fired central heating, double glazing, two Monoblock parking bays and gardens to the rear with fencing, decking, lawn and raised patio area.

Early viewing of this attractive and sure to be popular home is highly advised.

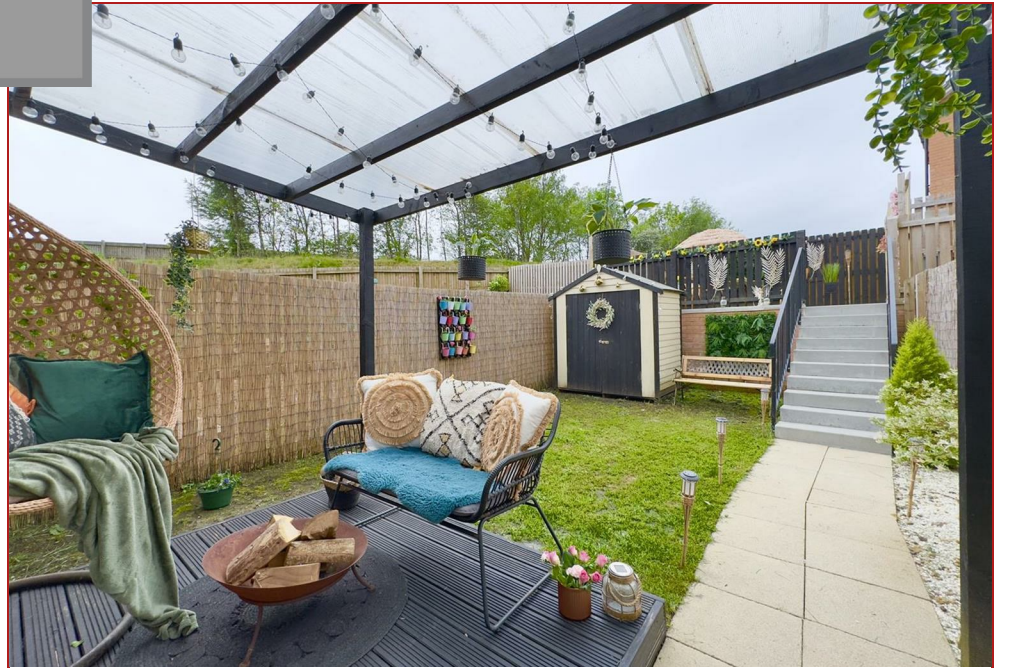
Greenhall Village is a modern housing development built by Avant Homes and is conveniently located for all local amenities, neighbouring Towns and access to all major road links. Blantyre is a town of rich heritage and history and is famous for being the birthplace of the explorer David Livingston. The area offers excellent shopping amenities and retail parks within Blantyre itself, Hamilton and East Kilbride. Blantyre provides a library and sports centre with gym and swimming pool as well as excellent primary and secondary schooling. The area has several parks, picturesque walks, pubs, bistro's and restaurants as well as regular bus and train links to the surrounding towns and cities including Glasgow.



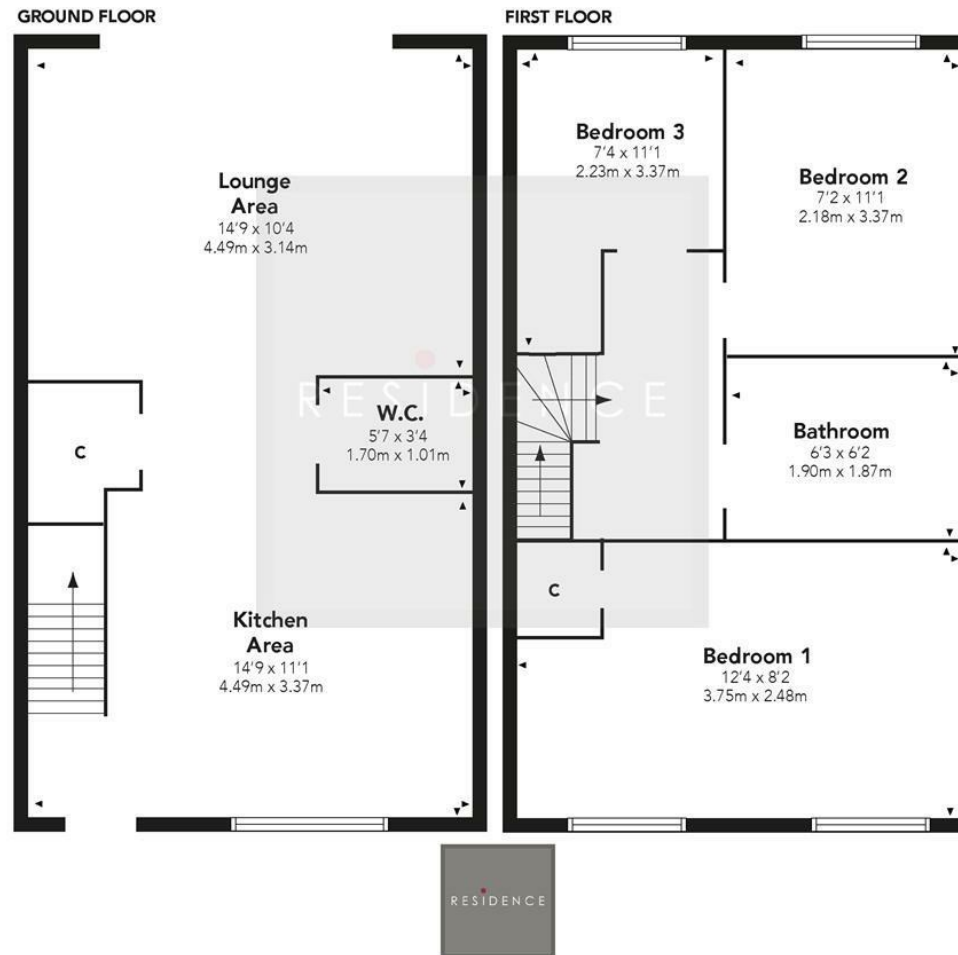
775.00 sq ft | EER = C



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# Shott Drive



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements.

Produced by Plush Plans Ltd

We believe these details to be accurate; however, they do not form any part of a contract. Fixtures and fittings are not included unless specified in the enclosed. Photographs are for general information and it must not be inferred that any item is included for sale with the property. All distances and measurements are approximate. Floorplans may not be to scale and are for illustration purposes only.