



RESIDENCE

17 Virginia Grove, Hamilton, ML3 8SU

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Viewing by appointment with Residence Hamilton

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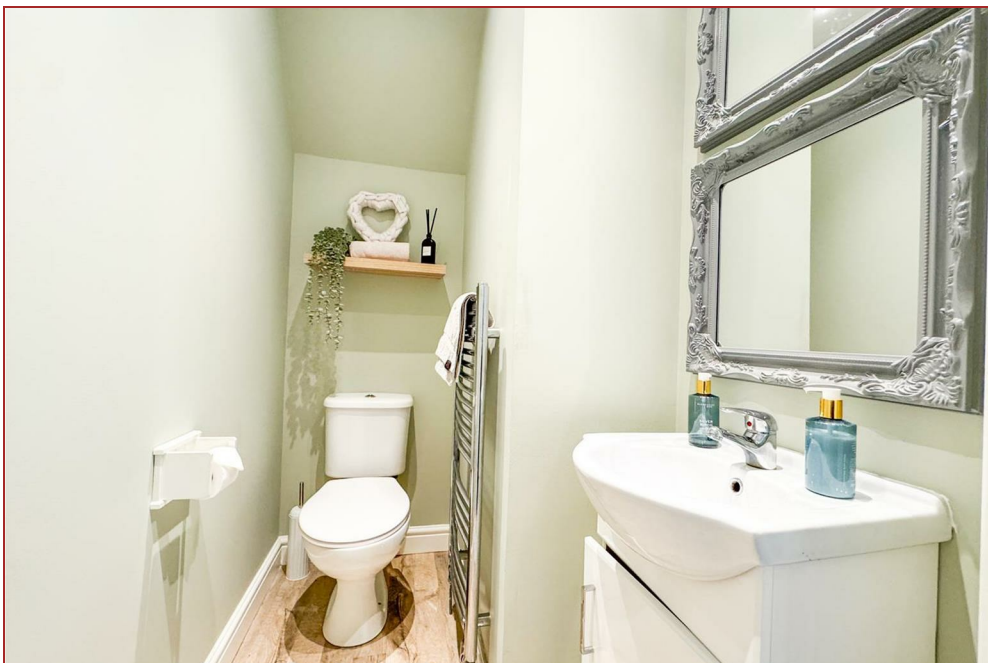
4 Bedrooms | 3 Public Rooms | 3 Bathrooms

This impressive four-bedroom detached villa is situated in the sought-after development of Torhead Farm. This bright and stylish home occupies a large private corner plot, providing spacious family living throughout.

The current owners have meticulously enhanced the property, incorporating tasteful decor and high-quality finishes, including a media feature wall with a fire in the main lounge, making it truly move-in ready. The accommodation briefly comprises: a welcoming reception hallway with storage, a modern guest WC, a downstairs room which is excellent for a small bedroom, playroom or office, a generously sized lounge featuring a large bay window, and an exceptional open-plan dining kitchen complete with a central island and a range of modern wall and floor units, along with patio doors leading to the rear garden and a utility room. The upper floor hosts four bedrooms, three of which include built-in wardrobes, as well as a master bedroom with stunning en-suite shower room that has a skylight above it, and completing the upper level is a spacious family bathroom outfitted with a four-piece suite.

Additional highlights include double glazing, gas central heating, and ample storage throughout. The property boasts well-maintained gardens at both the front and rear, complemented by a long driveway capable of accommodating multiple vehicles, leading to a detached single-garage equipped with power and lighting. The rear garden offers privacy and seclusion, featuring excellent entertaining spaces complete with split-level decking and low-maintenance artificial grass.

Virginia Grove is located within the popular Torhead Farm development on the outskirts of Hamilton. The town of Hamilton itself is home to a wide range of restaurants, bistros and pubs, as well as excellent shopping facilities and sports amenities including golf courses, swimming baths, gyms and parks. There are several highly regarded schools, as well as the nearby Hamilton College.



sq ft | EER =

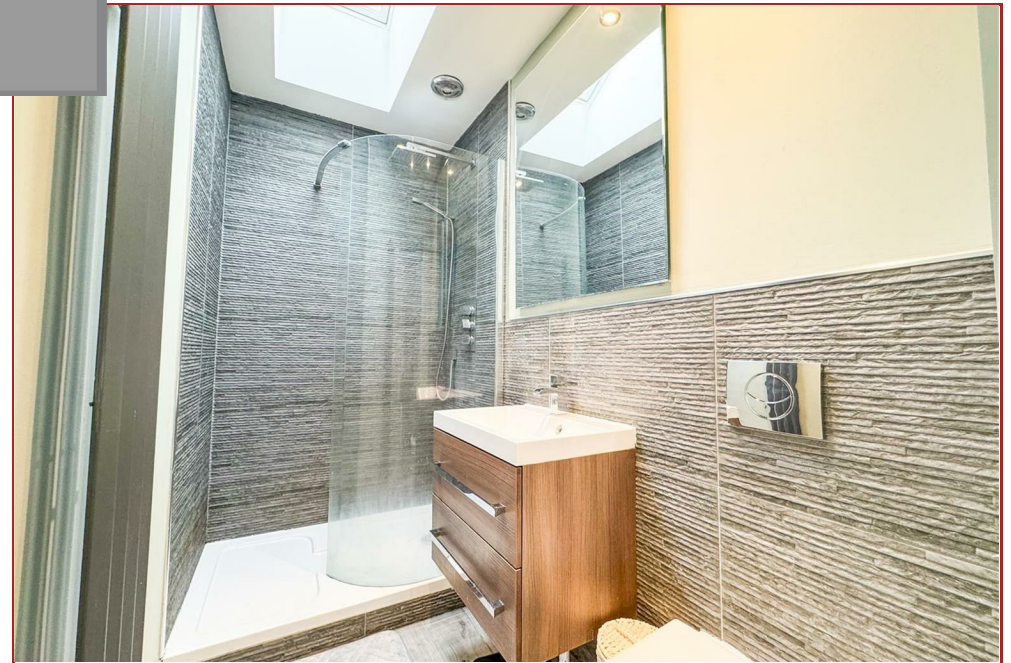
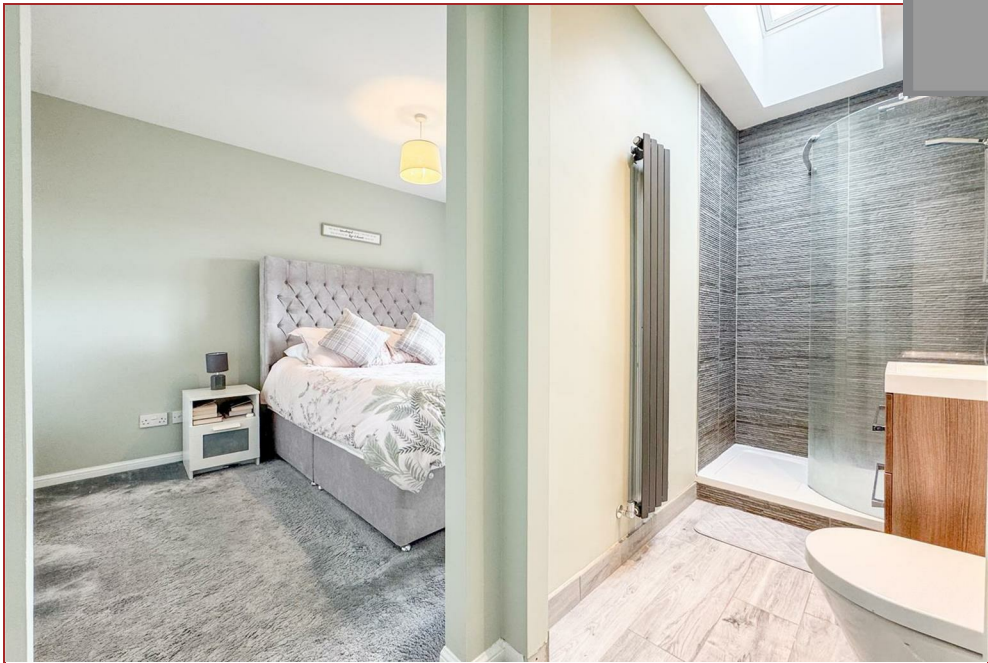


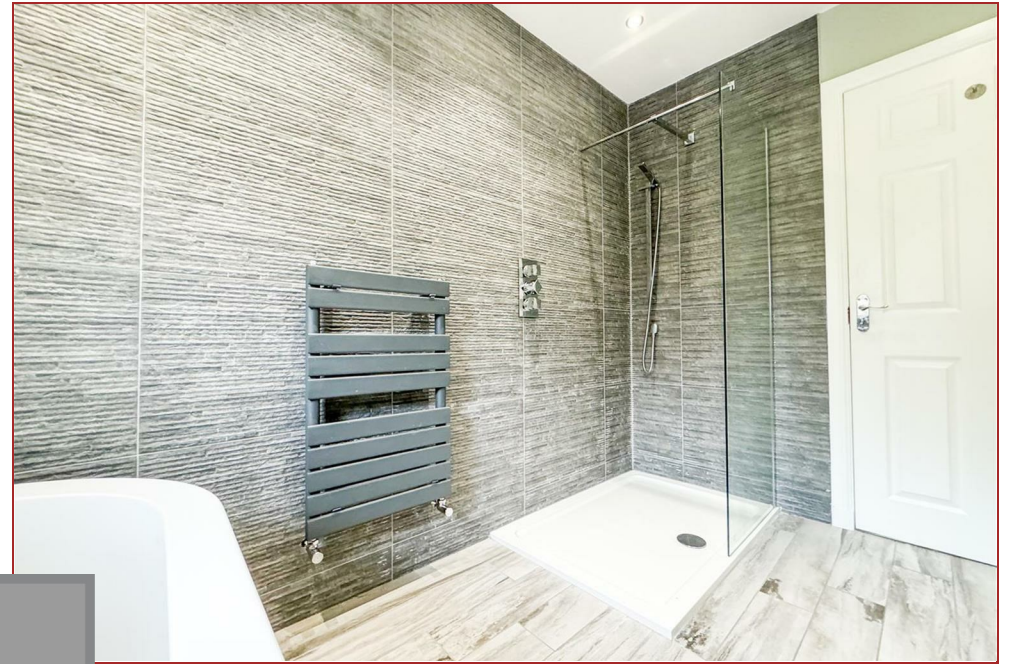
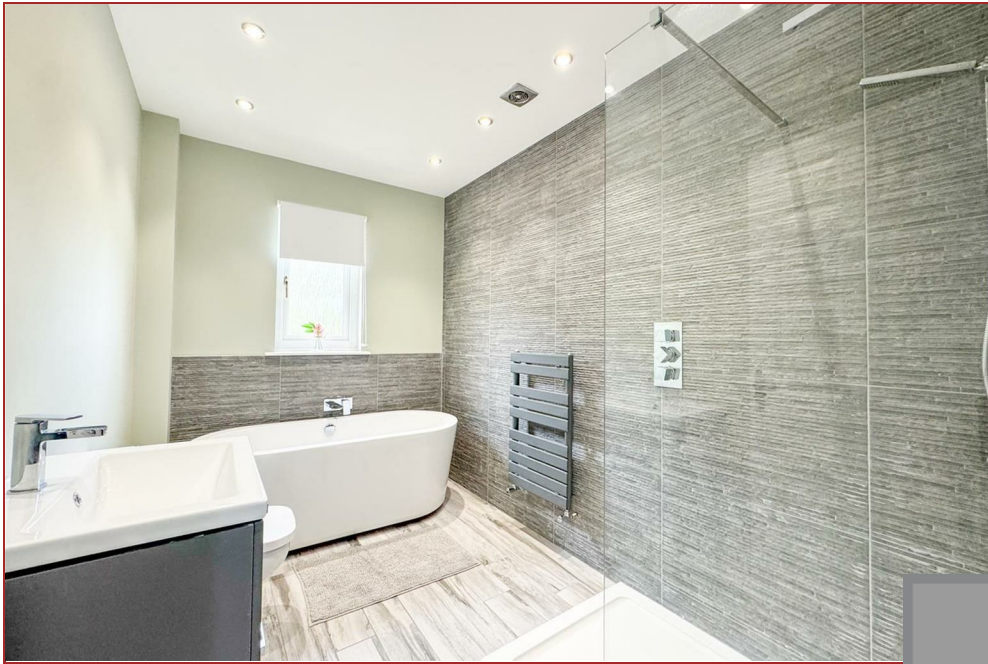
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Virginia Grove



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.