



RESIDENCE

31 Holm Road, Crossford, ML8 5RG

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Viewing by appointment with Residence Hamilton

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4 Bedrooms | 4 Public Rooms | 3 Bathrooms

Situated within the heart of the village this immediately impressive and deceptively spacious stone fronted, extensively extended and successfully modified 4 bedrooomed semi-detached cottage is a wonderful family home that offers an array of versatile, bright and airy living apartments.

The property is in walk- in condition and the accommodation on offer consists of entrance vestibule, welcoming reception hallway, lounge with patio doors leading to the rear gardens, generous size open plan family room with dining area and modern fitted kitchen, relax room with access to the formal dining room, study area, 4 bedrooms with master en-suite shower room whilst there are 2 separate family bathrooms.

Features of the property include oil fired central heating, double glazing and driveway providing ample parking for several cars.

Further features include an attractive stone-built boundary wall to the front and good size enclosed private gardens to the rear.

The enclosed floor plan will provide a detailed layout of this beautiful home however both internal and external inspection is highly advised in order to fully appreciate the size, style and setting on offer.

Holm Road is a lovely setting located within the village of Crossford. Crossford village is one of the four villages located within the Clyde Valley and located near to the town of Lanark, offering buyers a true village atmosphere and a country lifestyle. Catchment area for Underbank Primary School. The Clyde Valley is renowned for its variety of garden centres and scenic walks.



2174.00 sq ft | EER = E



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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.