



RESIDENCE

10 Lambie Avenue, Law, ML8 5FP

www.residenceestateagents.co.uk

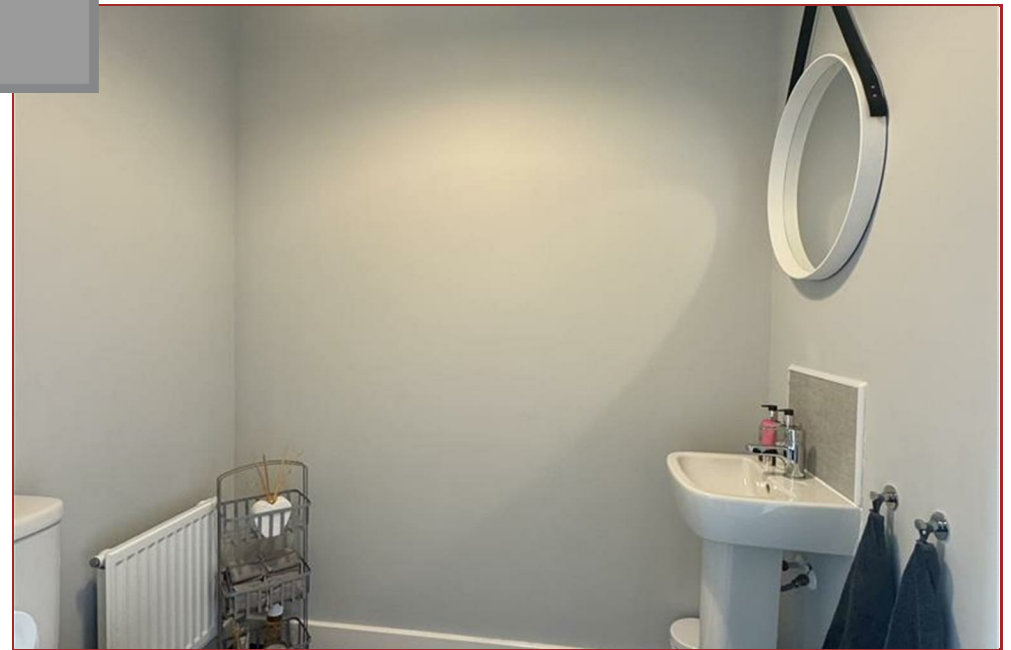


Viewing by appointment with Residence Hamilton

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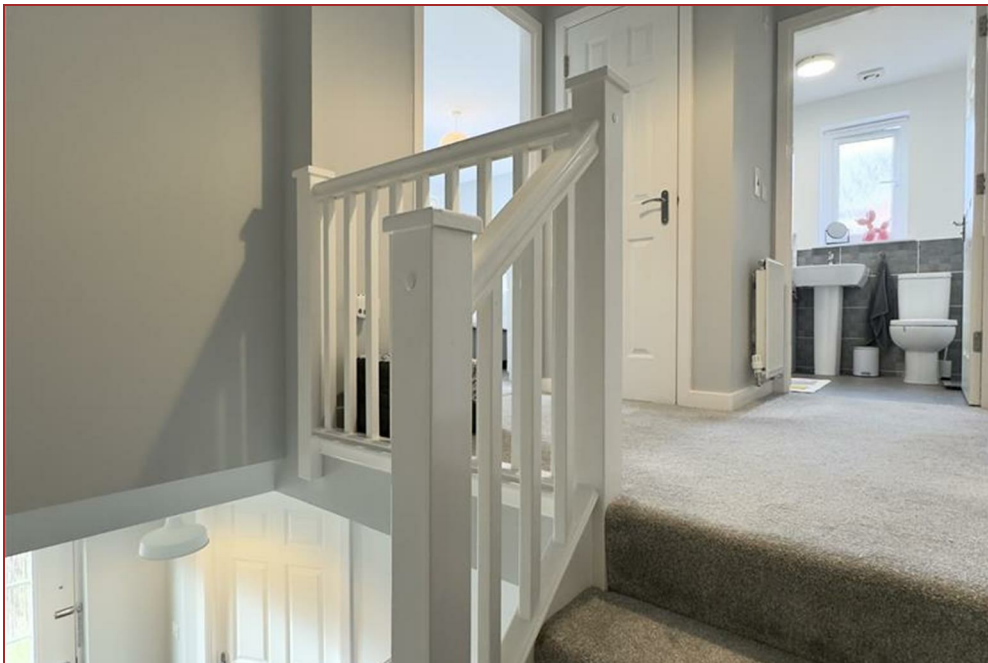
3 Bedrooms | 1 Public Rooms | 3 Bathrooms

This Persimmon built 3 bedrooomed semi-detached villa is of the Elgin house type and offers a spacious and well-designed layout of apartments formed over 2 levels.

Located within the popular Clyde Valley Way development, the property is an ideal starter home and offers accommodation which consists of welcoming reception hallway with staircase to the upper floor level, cloaks/wc with 2 piece suite, formal lounge with aspects to front, modern fitted integrated kitchen with a range of base and wall mounted storage units with worktop surfaces and open plan dining area with double glazed French doors to the rear. On the upper floor there are 3 bedrooms with master en-suite shower room and a separate family bathroom with 3-piece suite.

Features of the property include gas central heating, double glazing, driveway and gardens to the rear with decking and shed.

Law village is located on the east side of the Clyde Valley between Carluke and the Garrion Bridge. The surrounding towns and villages are renowned for their variety of garden centres and scenic walks. The valley winds its way from junction 7 of the M74 motorway near Hamilton to the historic town of Lanark.



957.00 sq ft | EER = B







Lambie Avenue



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.