

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



## **Lochranza Lane, Lindsayfield, East Kilbride, G75 9NG**

Joyce Heeps Homes are delighted to market this immaculate 4-bedroom detached villa which is upgraded throughout to a very high standard, and has many features listed. It is close to all local amenities, and within easy reach of primary and secondary schools, sports and recreational facilities, and regular bus services.



### **Features**

Multiple car driveway

Integral garage

Outside office

Freshly decorated throughout

Newly fitted stylish kitchen to include appliances

Recently refurbished family bathroom & upstairs WC

Gas Central Heating (5-year-old boiler)

New UPVC triple glazing

Enclosed sunny rear garden

## **East Kilbride's Local Estate Agent**

[www.joyceheepshomes.com](http://www.joyceheepshomes.com)  
[info@joyceheepshomes.co.uk](mailto:info@joyceheepshomes.co.uk)

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01355 571883

**Description**

This immaculate 4-bedroom detached villa is upgraded and maintained to a very high standard throughout and would make an ideal family home.



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**Joyce Heeps  
HOMES**

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The property comprises on the ground level of the welcoming entrance hallway, bright and spacious lounge, and newly fitted stylish dining kitchen.



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The well-equipped dining kitchen overlooks and leads to the rear garden, has contemporary style white cabinets, contrasting work surfaces and has space for freestanding appliances.



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The upper level comprises of four well-proportioned bedrooms, master with modern WC, and stylish family bathroom.



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The stylish family bathroom has vanity storage, a heated towel rail, and shower over bath with fixed glass screen.



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The property is freshly decorated throughout in neutral tones throughout. There is ample storage, and the loft can be accessed on the upper landing.



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The property further benefits from UPVC triple glazed windows and gas central heating.



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The front garden is laid to lawn with driveway leading to the integral garage. The very private sunny rear garden is not overlooked.



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It is laid to lawn, has slab patio area, a variation of mature plants and shrubs and is surrounded by timber perimeter fencing and mature trees.



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**The council tax band is F**

### **Location**

The property lies within Lindsayfield, which is increasingly popular with young families. It is developing at a quick pace with a large supermarket and petrol station, retail units and family friendly bar/ restaurant and is conveniently located for both primary and secondary schools. East Kilbride has a wide range of entertainment and sporting facilities, retail shops, restaurants, and bars. It also offers excellent transport links with regular bus and rail services connecting to Glasgow City Centre and motorway links making it popular with commuters.



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## **Joyce Heeps Homes Ltd.**

For more information or to advise your interest please contact:

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