

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



Bellflower Grove, Stewartfield, East Kilbride G74 4TB

Joyce Heeps Homes are delighted to market this well maintained 4-bedroom detached villa with integral garage. It is within easy reach of highly regarded schools, East Kilbride Train Station, Village, Kingsgate Retail Park, and sports, recreation and entertainment facilities.



Features

Integral garage & Monobloc driveway
Modern fitted kitchen & Utility room
Separate dining room
Cloaks WC, Family shower room & En suite shower room
Pull down loft ladder to partially
floored loft

Gas central heating & UPVC double
glazing throughout

Close to The James Hamilton Heritage
Loch

Within easy reach of Train station,
Village, Kingsgate Retail Park & Town
Centre

East Kilbride's Local Estate Agent

www.joyceheepshomes.com
info@joyceheepshomes.co.uk

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Description

This four-bedroom detached villa with integral garage is well maintained throughout.



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**Joyce Heeps
HOMES**

01355 571883

The ground floor comprises of the hallway, spacious lounge with box bay window, the dining area, modern fitted kitchen, utility room, and Cloaks WC.



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The kitchen has high gloss cabinets, contrasting worksurface, has space for all freestanding appliances and a walk in storage cupboard/pantry. It leads to the utility room which has further storage and has space for a washing machine and tumble dryer.



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The upper floor comprises of four well-proportioned bedrooms the family shower room an En suite shower room.



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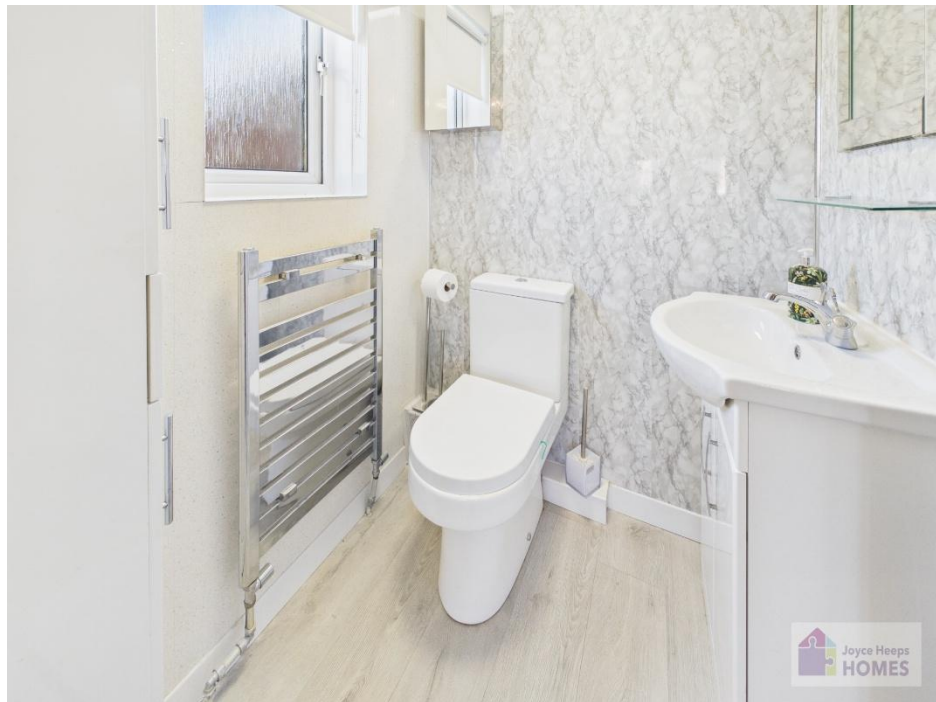
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The family shower room has a shower enclosure with thermostatic shower, a heated towel rail, vanity storage, and wet wall panels. The En suite shower room has a shower enclosure with electric shower, a heated towel rail, wet wall panels.



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The property has neutral décor throughout has ample storage and the loft is accessed by way of a pull-down loft ladder from the upper landing.



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The front garden is laid to lawn with mature shrubbery and mature hedge. The very private mature rear garden is laid to lawn with patio areas, there is a good selection of mature plants and shrubs and is surrounded by timber perimeter fencing.



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The council tax band is E

Location

The property is set within the desirable Stewartfield, area very close to the James Hamilton Heritage Loch. It is convenient for highly regarded schools, East Kilbride Train Station, Village, Kingsgate Retail Park, and Town Centre offering shopping, entertainment, and sporting facilities. The town also boasts first class access to Central Scotland's motorway networks, making the area popular with commuters.



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For more information or to advise your interest please contact:

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Please note that this schedule has been prepared by us, based on the information provided by our client. Photographs and text are for illustrative purposes only. We believe them to be correct, however, no guarantee is offered or implied. If there is any aspect of this schedule that you wish clarified or that you find misleading, please contact our office where further information is available.

No tests have been made of services, equipment or fittings. No warranty is given or implied as to the condition of buildings services, fixtures, fittings etc. All measurements, distances and acres are approximate. Fixtures, fittings and other items are not included unless specified.



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