



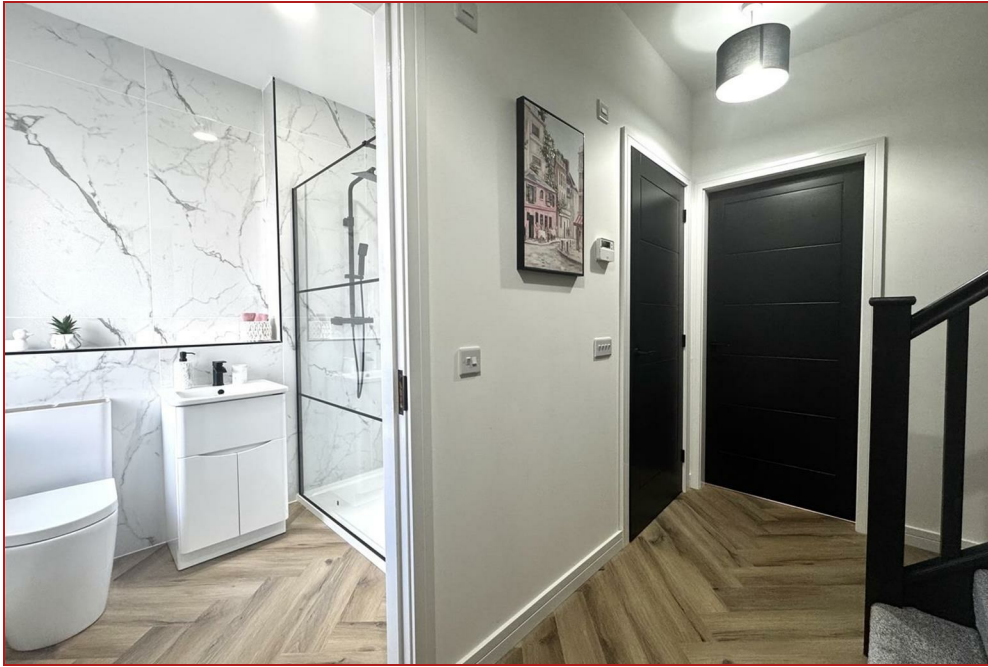
RESIDENCE

32 Kirk Street, Strathaven, ML10 6LB

www.residenceestateagents.co.uk



Viewing by appointment with Residence Strathaven
T: 01357 572222 | E: strathaven@residenceestateagents.co.uk | A: 3 Bridge Street, Strathaven, ML10 6AN



2 Bedrooms | 1 Public Rooms | 1 Bathrooms

Beautifully designed two-bedroom duplex flat, perfectly positioned in the heart of Strathaven, offering modern living.

This impressive new build property boasts an open-plan living area, complemented by a contemporary fitted kitchen featuring high-quality appliances and sleek finishes — ideal for both entertaining and everyday living. A luxurious modern shower room finished to an exceptional standard and utility cupboard area completes this level.

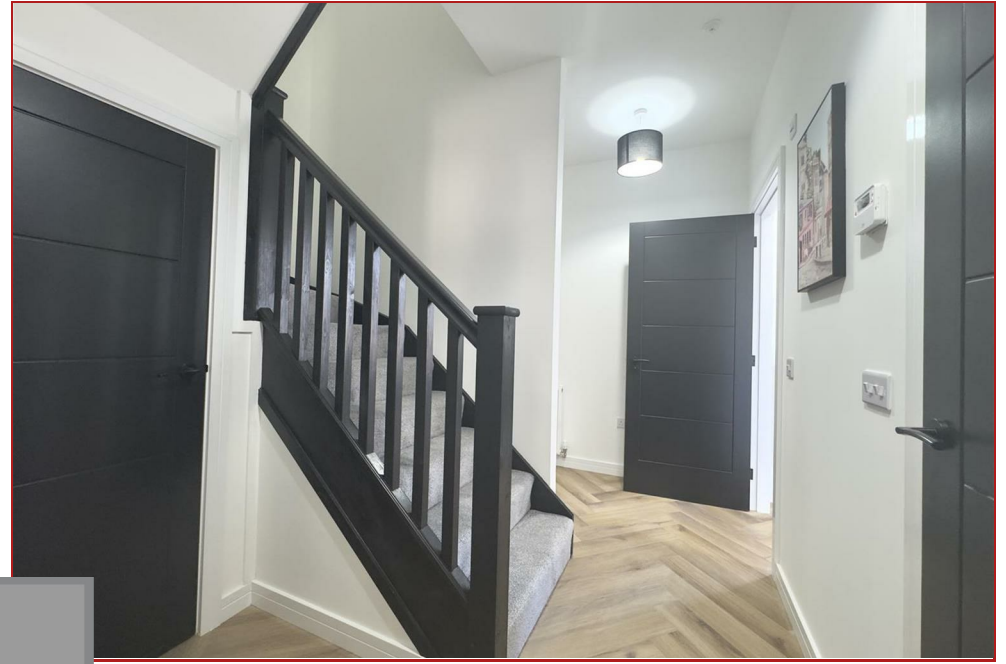
Upstairs, you will find two good sized double bedrooms, each designed with comfort and style in mind.

All flats are equipped with electric central heating, double glazing and lovely views over Strathaven.

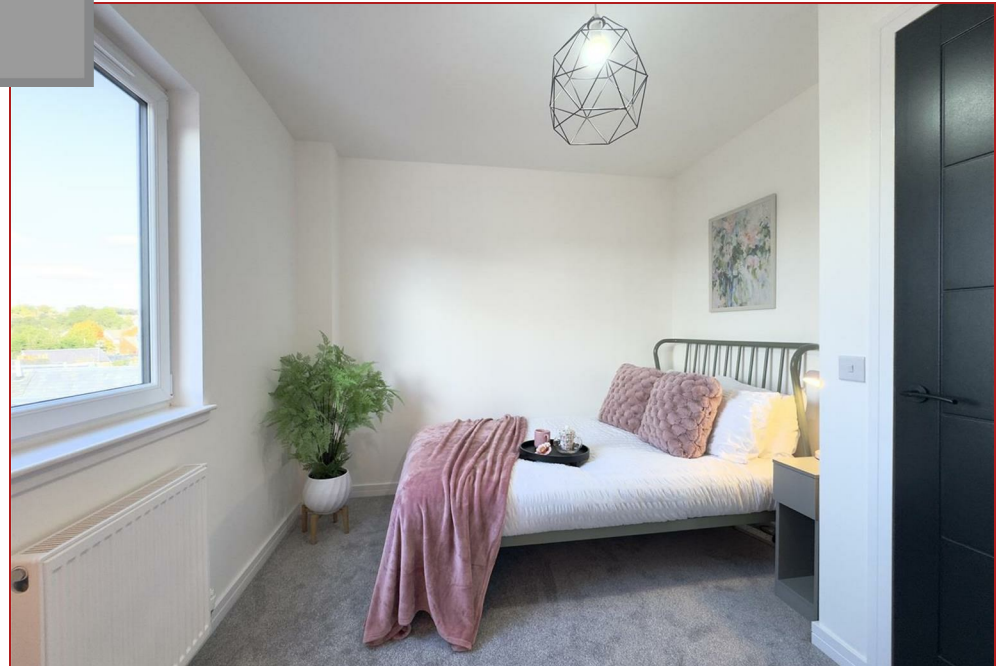
Strathaven is a charming market town located south of East Kilbride and Hamilton. The area boasts excellent shopping and recreational facilities, including swimming pools, bowling clubs, golf courses, public parks, and scenic country walks. Known for its close-knit village community, Strathaven offers a variety of shops, restaurants, pubs, cafes, and a large Sainsbury's supermarket within the town centre. The town is highly regarded for its quality school catchments and benefits from excellent road links to nearby towns such as East Kilbride and Hamilton, making it an ideal location for commuters.



721.19 sq ft | EER =

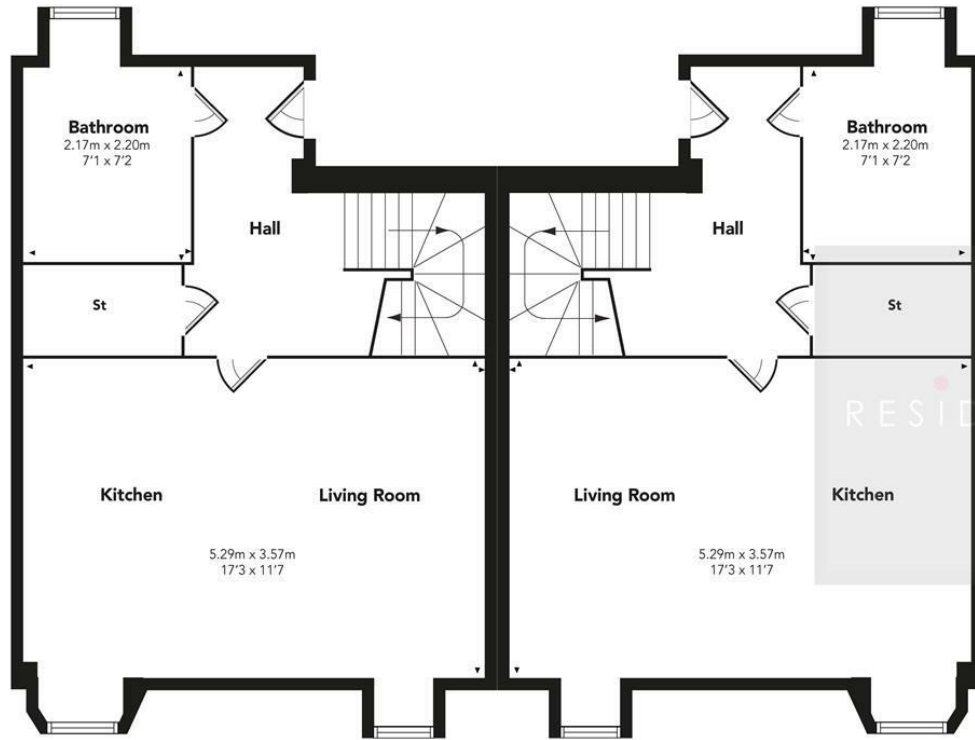


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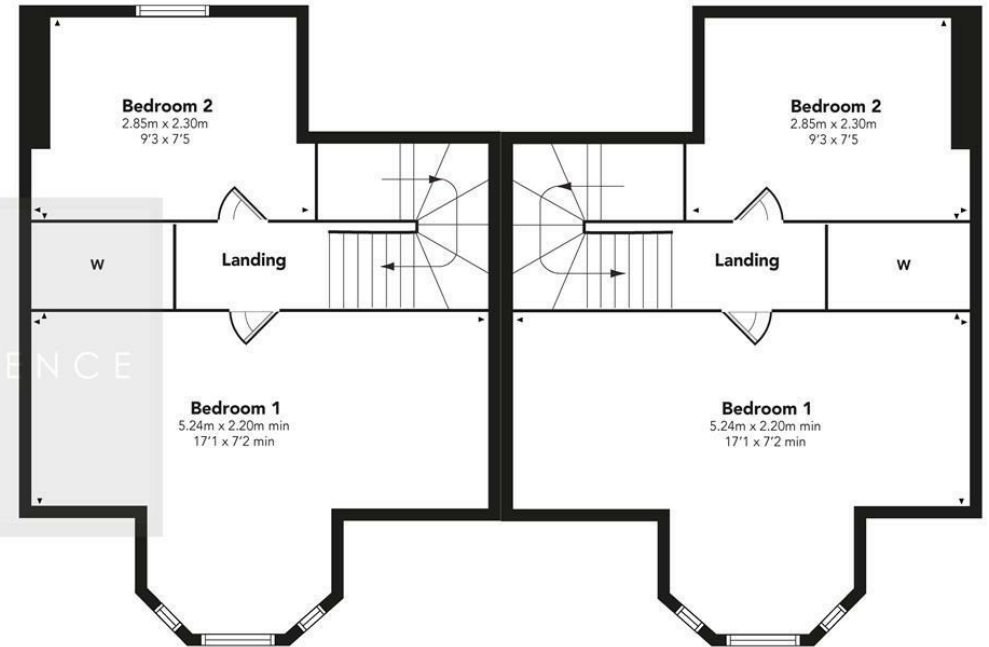


Kirk Street

FIRST FLOOR



SECOND FLOOR



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.