

GREEN
STREET

OFFERS OVER

£159,000

Green Street
Larkhall, ML9 3LW

PROPERTY SUMMARY

Having undergone a full renovation and extension in 2016 by a reputable local builder, this once modest traditional cottage now offers spacious, flexible, and well-appointed accommodation conducive with modern living. Situated on the pleasant and peaceful address of Green Street conveniently close to amenities and the 3c bus stop to Glasgow, this immaculately maintained, semi-detached, three bedroom villa is sure to be popular with a broad section of buyers.

The beautifully presented layout of apartments comprises; reception hallway, modern two-piece cloaks/wc, stunning modern fitted kitchen with integrated appliances, and open plan to generous lounge with ample space for small dining table and chairs, and French doors leading to garden. Also located on the ground floor is a front facing double bedroom.

Accessed via a striking double height turned staircase with glass balustrade is the upper level where a further two, well-proportioned double bedrooms can be found. The master bedroom has the benefit of a modern en-suite shower room, fitted wardrobes, and enjoys the best of the leafy outlook to the rear. Completing the first-floor accommodation is a stylish three-piece bathroom, and two useful storage cupboards on the landing.

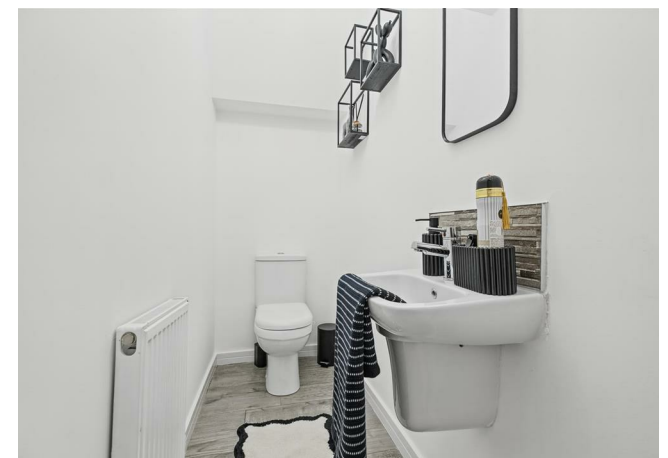
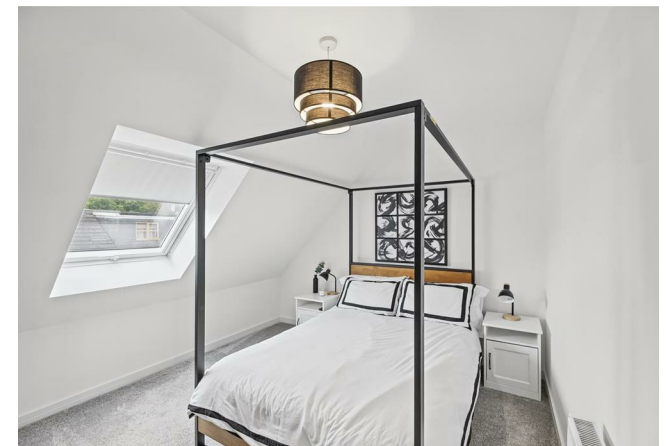
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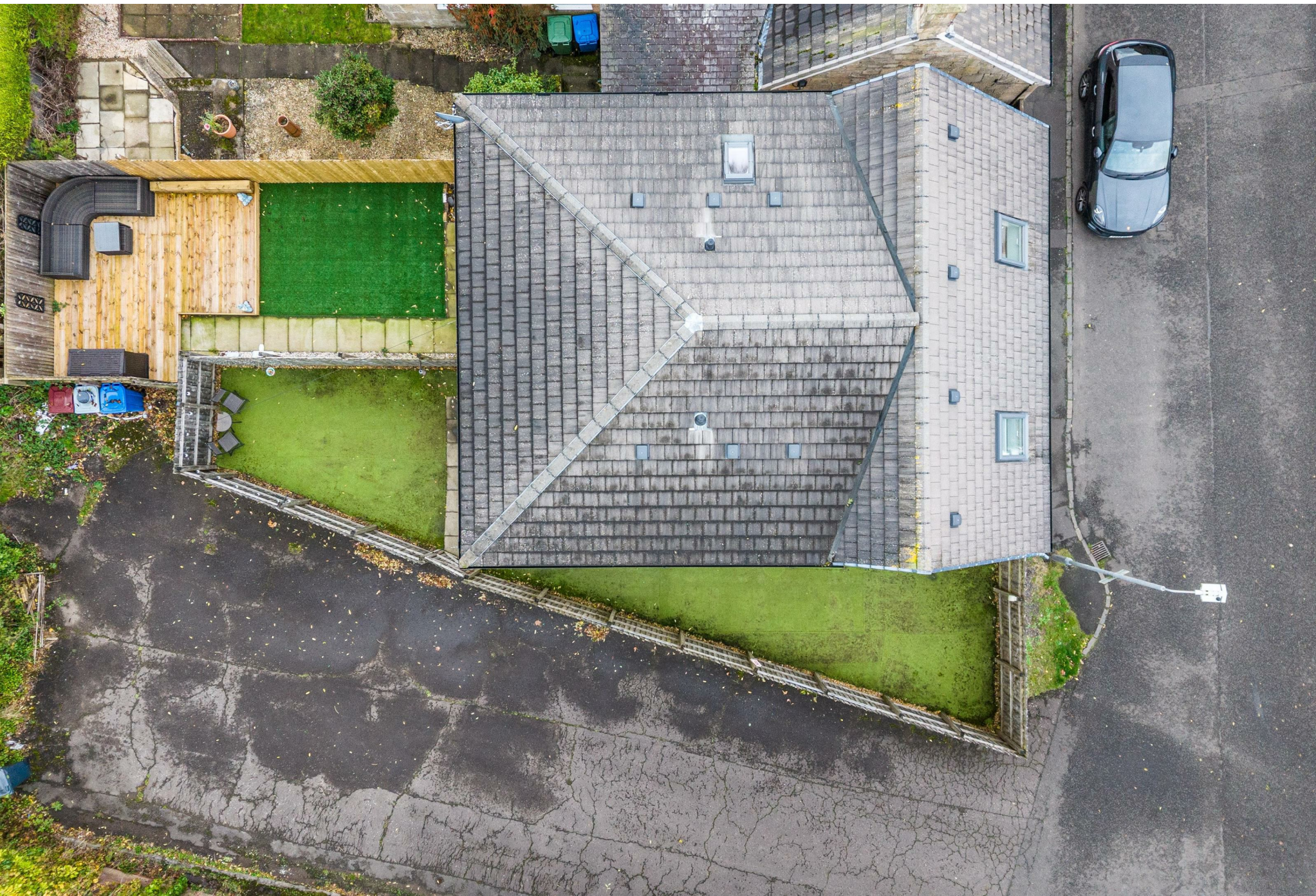


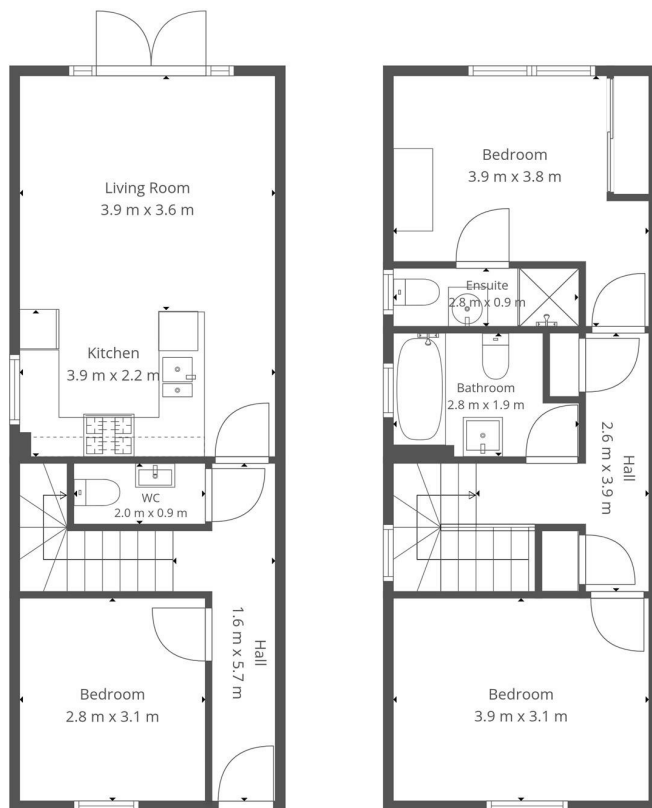
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Ground Floor

1st Floor



This Floorplan Is Intended To Give An Indication Of The Layout Only.

LOCAL AUTHORITY

South Lamarkshire

TENURE

Freehold

COUNCIL TAX BAND

C

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	81	85
	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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