



RESIDENCE

166 Hareleeshill Road, Larkhall, ML9 2TG

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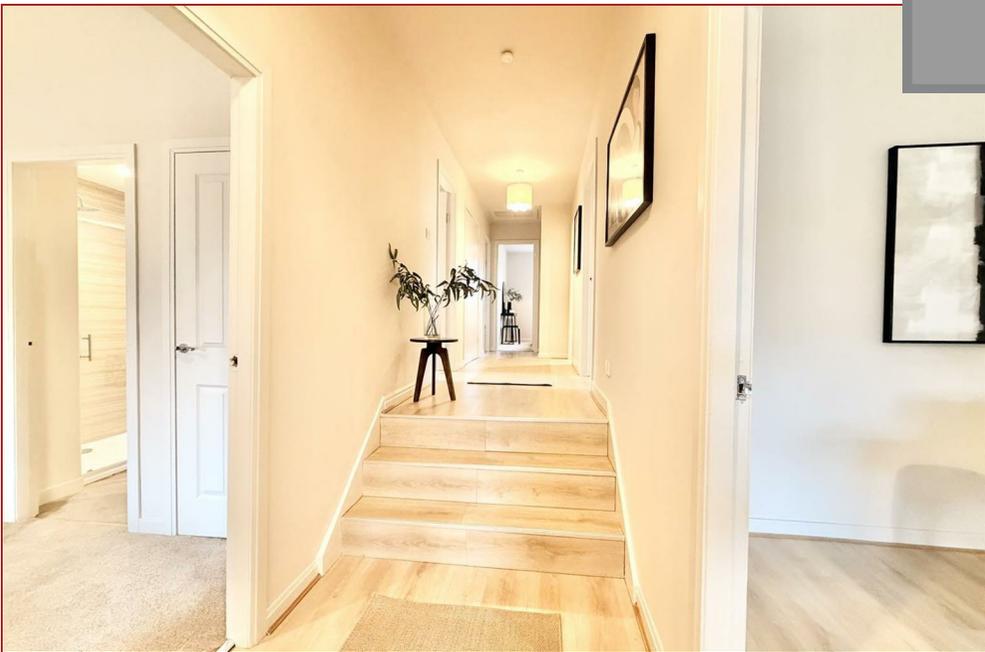


Viewing by appointment with Residence Hamilton

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RESIDENCE



4 Bedrooms | 1 Public Room | 2 Bathroom



Situated within a desirable residential pocket of Larkhall, this recently and extensively modernised and upgraded 4 bedroomed detached bungalow offers spacious and flexible accommodation and is presented in true walk-in condition. Finished to a high standard throughout, the property is ideally suited to families and buyers seeking stylish, turnkey living.

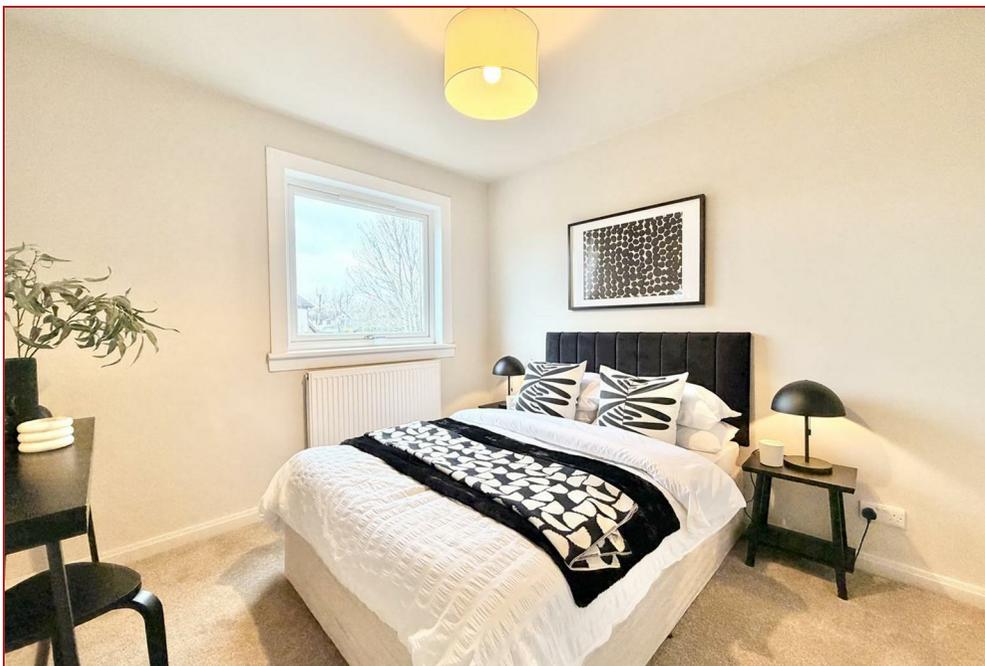
The accommodation comprises a welcoming entrance hall leading to a bright and generously proportioned lounge, a contemporary fitted kitchen with quality units, worktops and integrated appliances, and a separate utility room providing additional storage and workspace. There are four well-sized bedrooms, including a principal bedroom with en-suite shower room, along with a beautifully appointed modern family bathroom featuring quality sanitaryware and tiling.

Further benefits include a brand new heating system and boiler, a new roof, and a partial rewire with up-to-date and compliant electrics. The property also benefits from gas central heating, double glazing, modern internal finishes, and excellent storage throughout.

Externally, the home sits within large, established gardens offering a degree of privacy and space for outdoor entertaining. A large garage with remote door and driveway provide ample off-street parking and excellent practicality.

Early viewing is highly recommended to appreciate the quality of finish, space, and setting this impressive bungalow has to offer.

Larkhall is a popular South Lanarkshire town offering a wide range of local amenities including shops, supermarkets, cafes, and leisure facilities. Schooling is available at both primary and secondary levels, and the area is well served by parks and recreational spaces. Excellent transport links include a mainline train station with direct services to Glasgow, as well as easy access to the M74 motorway, making it an ideal location for commuters travelling throughout the Central Belt.



1259.00 sq ft | EER = C



RESIDENCE



Hareleeshill Road



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.