



RESIDENCE

88 Wordsworth Way, Bothwell, G71 8QS

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## 3 Bedrooms | 3 Public Room | 1 Bathroom

Set within a peaceful residential cul-de-sac, this attractive three-bedroom semi-detached home offers generous and versatile accommodation in the highly sought-after village of Bothwell.

The ground floor is thoughtfully arranged to provide excellent living space, including a spacious lounge, a bright dining kitchen and a flexible morning room which could be utilised as a family room, playroom or additional sitting room. A separate study provides valuable home-working space, while a utility room adds further practicality.

Upstairs, there are three spacious bedrooms and a family bathroom, providing well-balanced accommodation for a growing family.

Outside, the property enjoys a large driveway to the front, offering ample parking for several vehicles. The private rear garden is fully enclosed by fencing and includes a patio area, providing an excellent setting for relaxing, entertaining and enjoying outdoor living.

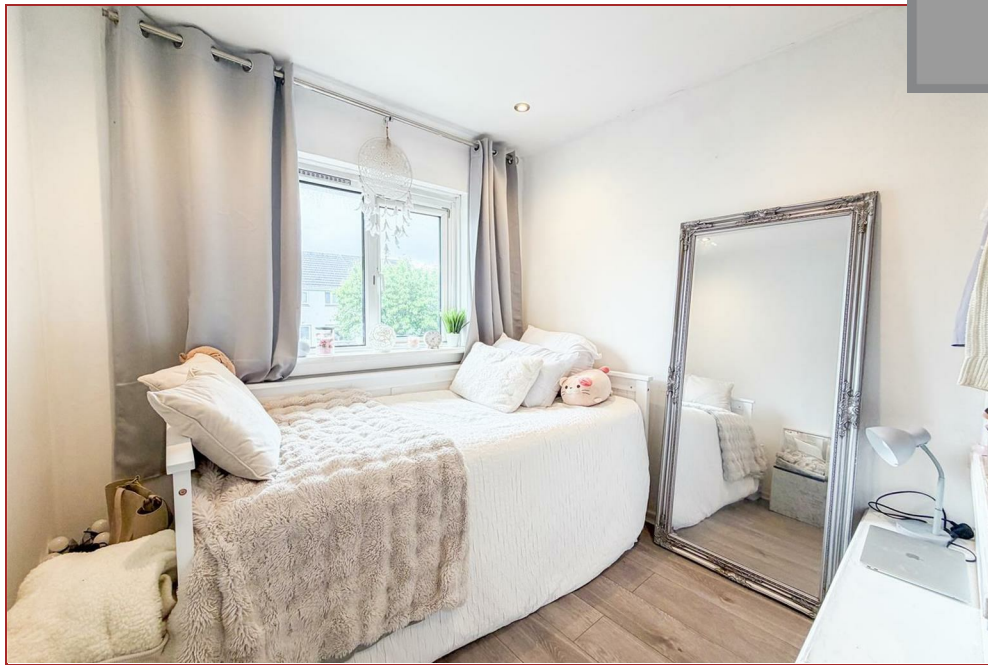
Wordsworth Way is ideally placed for access to Bothwell which is one of Lanarkshire's most sought-after villages, offering highly regarded schooling, excellent local amenities and a superb selection of restaurants, cafés and bars. Nearby Uddingston and Hamilton provide further shopping and leisure facilities, while regular public transport services and easy access to the M74 and M8 motorways make the area ideal for commuters.



1033.30 sq ft | EER =

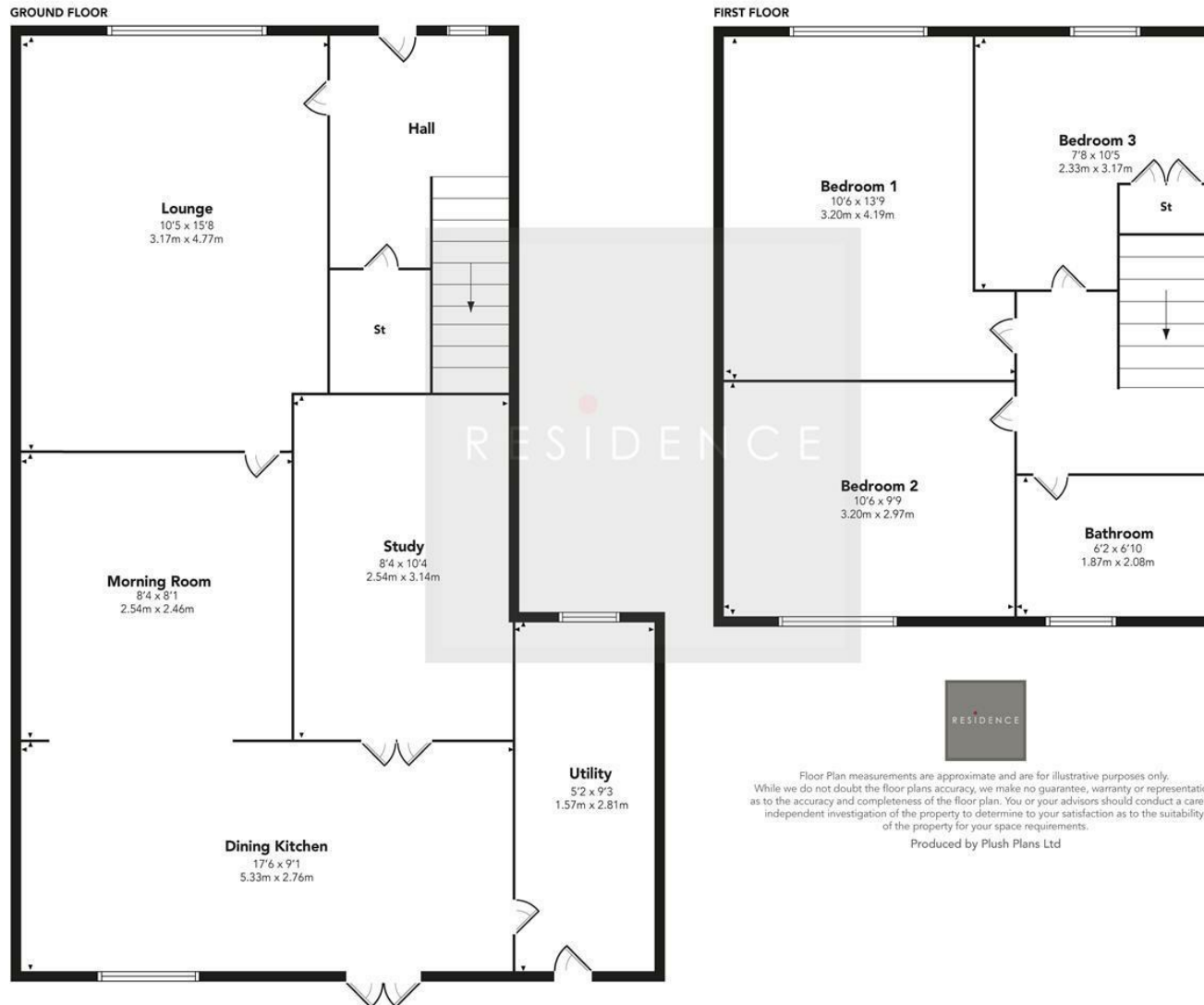


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## Wordsworth Way



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.