





Stylish Two Bedroom First-Floor Duplex Apartment – Prime Location in Hamilton, South Lanarkshire

Set within a well-established and highly accessible area of Hamilton, this two-bedroom duplex apartment offers spacious accommodation over two levels. Perfectly suited to first-time buyers, young professionals, or investors, this property is ideally located for local amenities, transport links, and schools.

The apartment opens into an entrance area that leads into a bright and airy lounge and dining space. This room features elegant dark wood floorboards, crisp white walls, and a classic white fireplace surround, creating a contemporary yet homely feel. A staircase rises from this space to the upper level, adding a touch of character to the layout.

The kitchen is located on the lower floor and is fitted with practical cupboards, work surfaces, and offers ample space for freestanding appliances including a washing machine, fridge freezer, and oven.

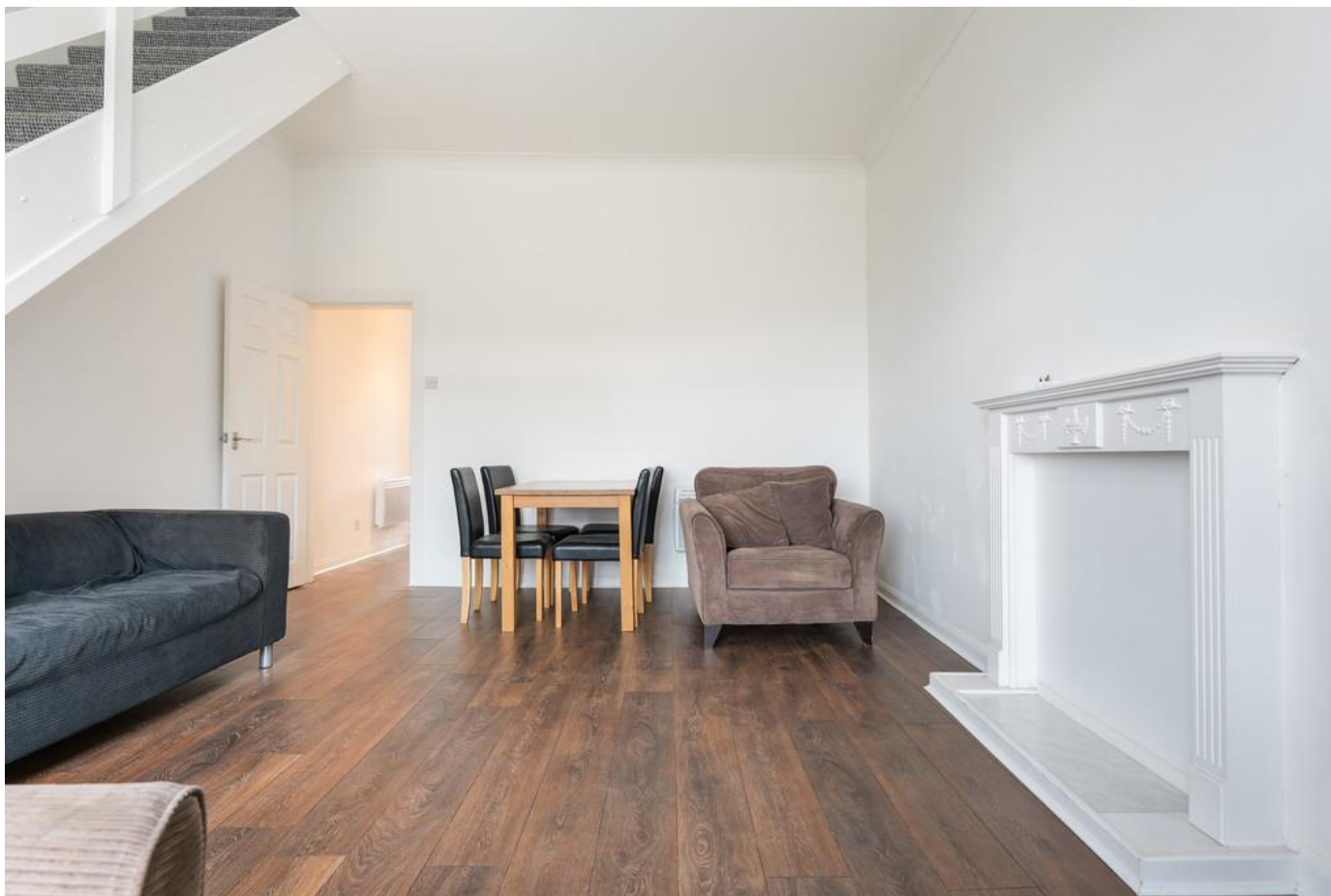
Upstairs, the master bedroom is finished with soft grey carpeting and white walls, offering a calm and relaxing retreat. The second bedroom, also featuring grey carpets and white décor, benefits from a striking vaulted ceiling, enhancing the sense of space and light.

The bathroom is well-appointed and includes a bath with overhead shower, low flush WC, and wash hand basin, with partial wet wall tiling.



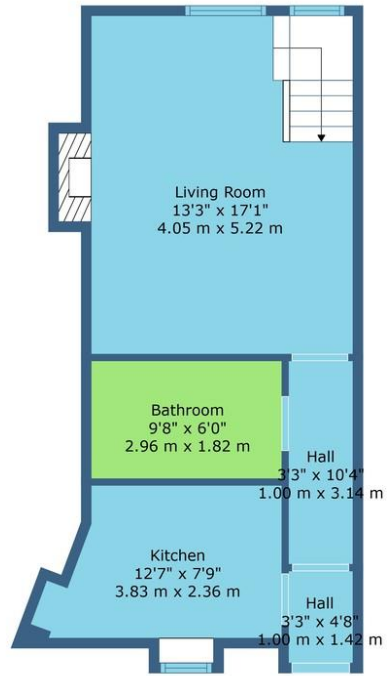
This property provides immediate access to Hamilton's thriving town centre, with its wide selection of shops, restaurants, cafes, and bars. Excellent schools are nearby, along with frequent rail links and swift access to the M74, making commuting across Central Scotland both quick and convenient.

MQ Estate Agents are open 7 days a week: Monday to Friday 8am to 9pm & Saturday & Sunday 8.30am - 9pm to arrange your viewing or valuation appointment.









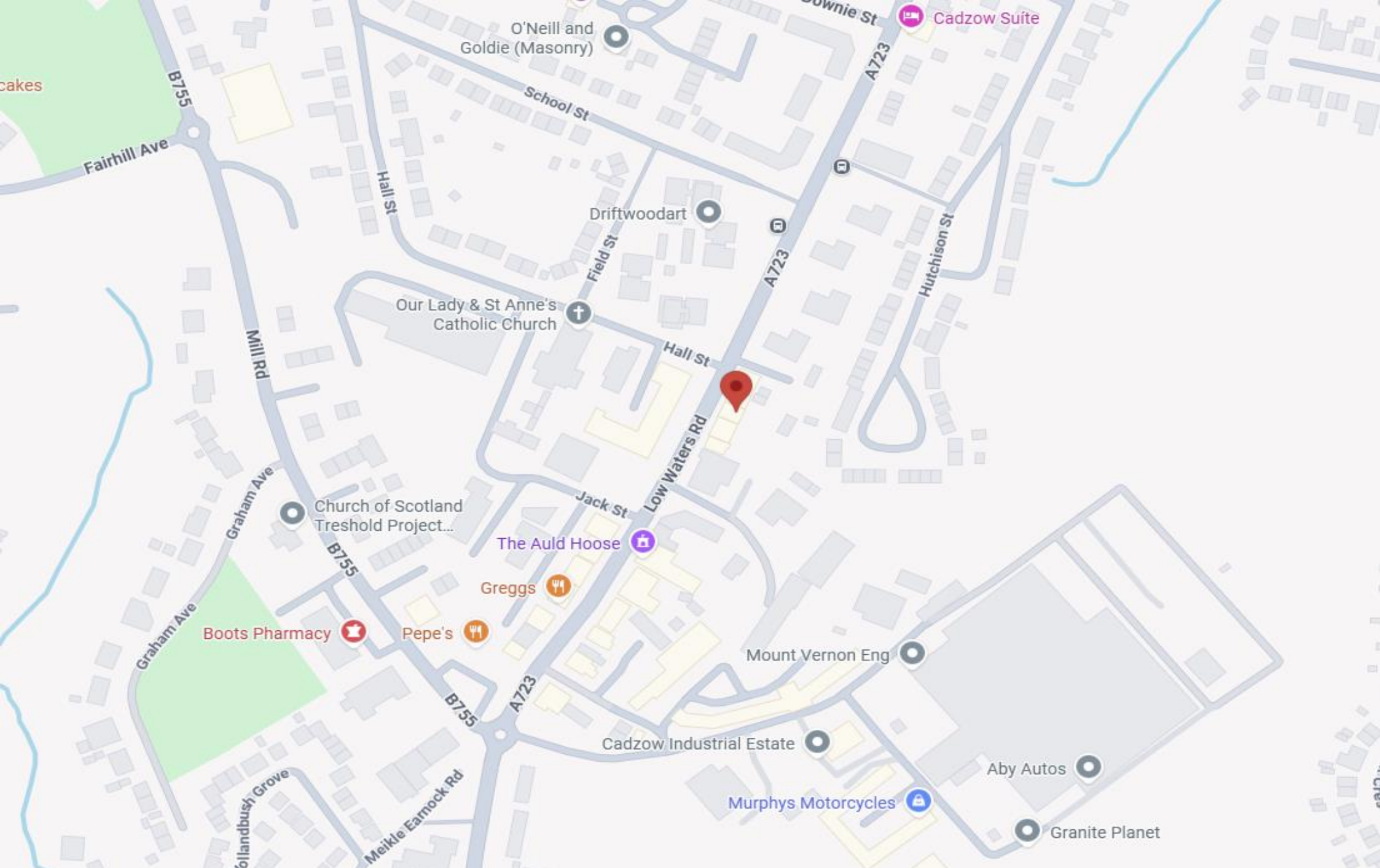
Floor 1



Floor 2

TOTAL: 706 sq. ft, 66 m2
 FLOOR 1: 441 sq. ft, 41 m2, FLOOR 2: 265 sq. ft, 25 m2
 EXCLUDED AREAS: FIREPLACE: 8 sq. ft, 1 m2, LOW CEILING: 21 sq. ft, 1 m2
 WALLS: 69 sq. ft, 6 m2





Call free on 0800 074 8585

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