



RESIDENCE

60 Lady Nancy Crescent, Blantyre, G72 9BF

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RESIDENCE



4 Bedrooms | 2 Public Rooms | 3 Bathrooms



Located within the highly desirable Greenhall Village development, this exceptional Avant-built detached family home offers a generous and versatile layout arranged over two levels, finished to an outstanding standard throughout.

Constructed in the sought-after Norbury house type, the accommodation comprises a spacious and welcoming reception hallway with staircase to the upper floor, access to the converted garage and a contemporary two-piece WC. There is a formal front-facing lounge, while the true heart of the home is the impressive open-plan kitchen, dining and family area, featuring a stunning centre island, a range of base and wall-mounted units, integrated Hotpoint appliances, and bi-fold doors opening onto the rear decked patio.

The upper floor hosts a bright landing with study area, four generously proportioned bedrooms, and a superb principal bedroom complete with modern en-suite shower room and built-in wardrobes. A beautifully appointed family bathroom completes the upper level.

Further features include integrated appliances, Porcelanosa tiling, gas-fired central heating, double glazing, bi-fold doors, a monobloc driveway, garage with rear access, and well-maintained gardens to the front and rear.

Greenhall Village is a contemporary Avant Homes development ideally positioned for local amenities, neighbouring towns and excellent road links. Blantyre, a town rich in heritage and famed as the birthplace of explorer David Livingstone, offers a wide range of shopping facilities and retail parks in Blantyre, nearby Hamilton and East Kilbride. The area benefits from excellent primary and secondary schooling, a library, sports centre with gym and swimming pool, as well as parks, scenic walks, cafés, pubs and restaurants. Regular bus and rail services provide easy access to surrounding towns and Glasgow, with Blantyre Train Station within walking distance of the property.



1410.00 sq ft | EER = B



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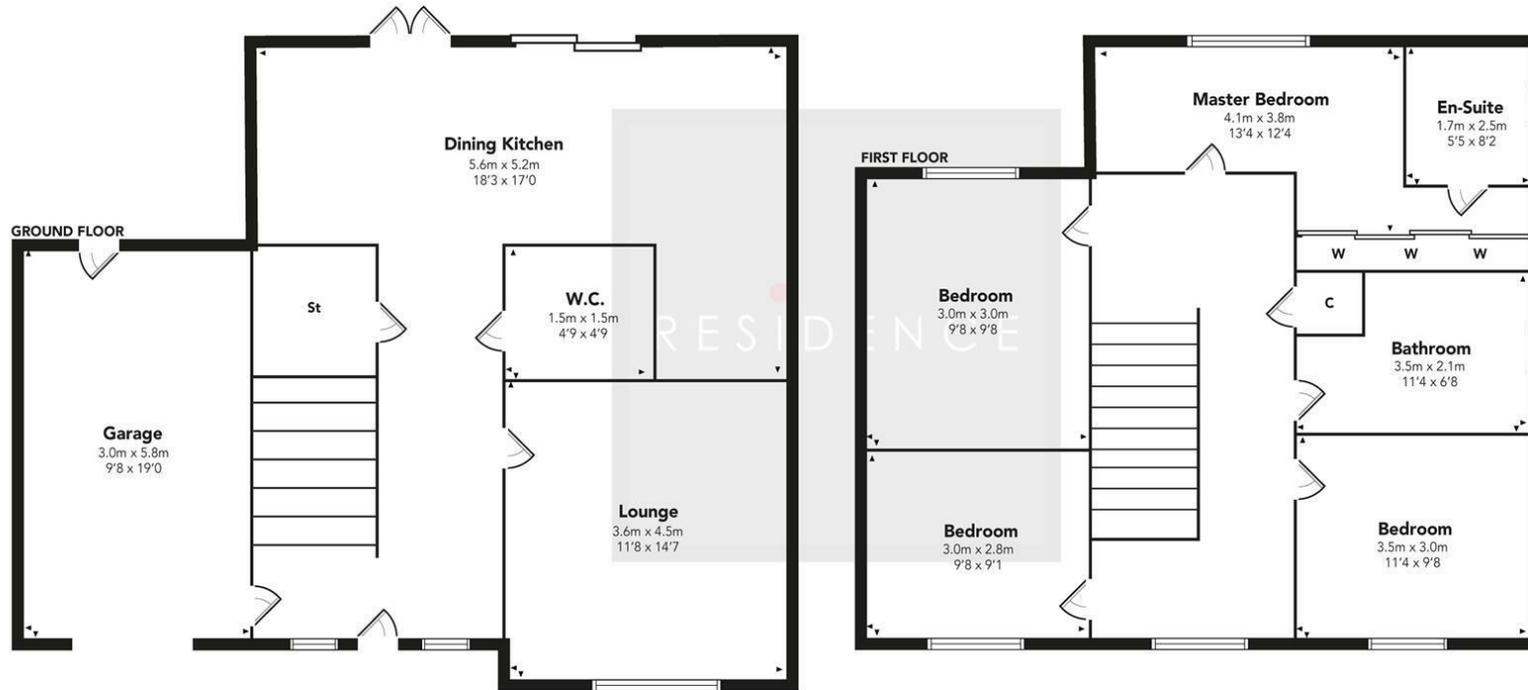
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Viewing by appointment with Residence Hamilton

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Lady Nancy Crescent



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.