



RESIDENCE

1 Lochnagar Way, Larkhall, ML9 2SZ

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Viewing by appointment with Residence Hamilton
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2 Bedrooms | 2 Public Rooms | 1 Bathrooms

This 2 bedroomed end terrace villa is an ideal first time buy or may suit a buy to let investor.

The property requires modernisation and upgrading.

The accommodation comprises; reception hallway, lounge, dining size kitchen, conservatory, 2 bedrooms and bathroom.

Features include gardens to the front and rear.

Please note that none of the services have been tested and there are no warranties or guarantees provided for this property, it is strictly sold as seen.

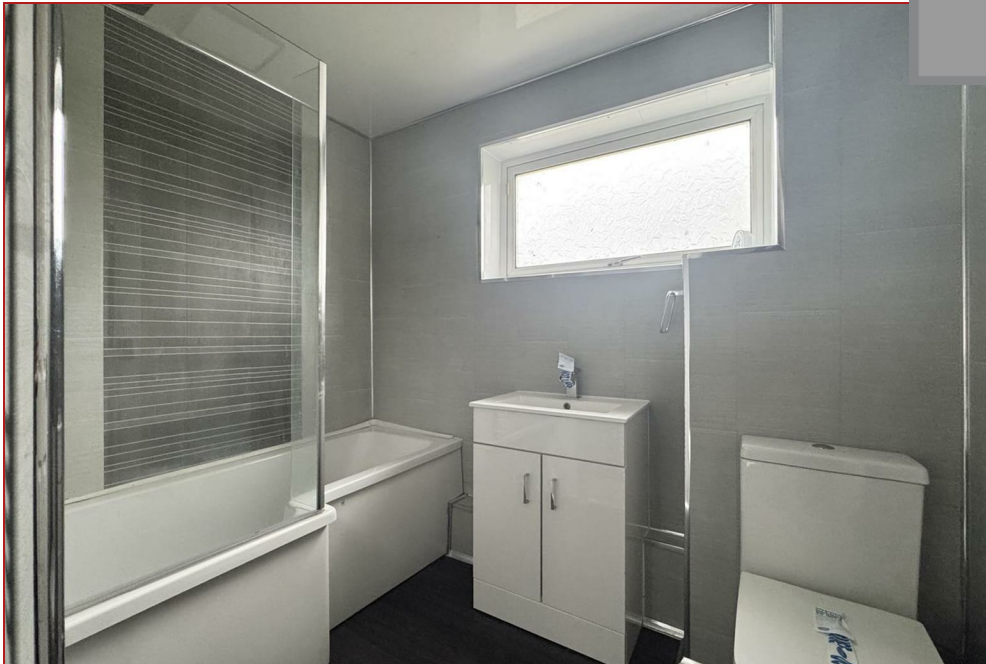
Larkhall is a popular commuter village on the outskirts of Hamilton. The nearby Larkhall Train Station provides convenient transport links, while the area benefits from excellent schools, shopping facilities, and sports amenities. The main street offers a variety of pubs, bistros, restaurants, and shops. For commuters, regular bus and train services connect to surrounding towns and cities including East Kilbride, Motherwell, Glasgow, and Edinburgh. Additionally, the nearby M74 and M8 motorways provide superb road links across the west of Scotland and beyond.



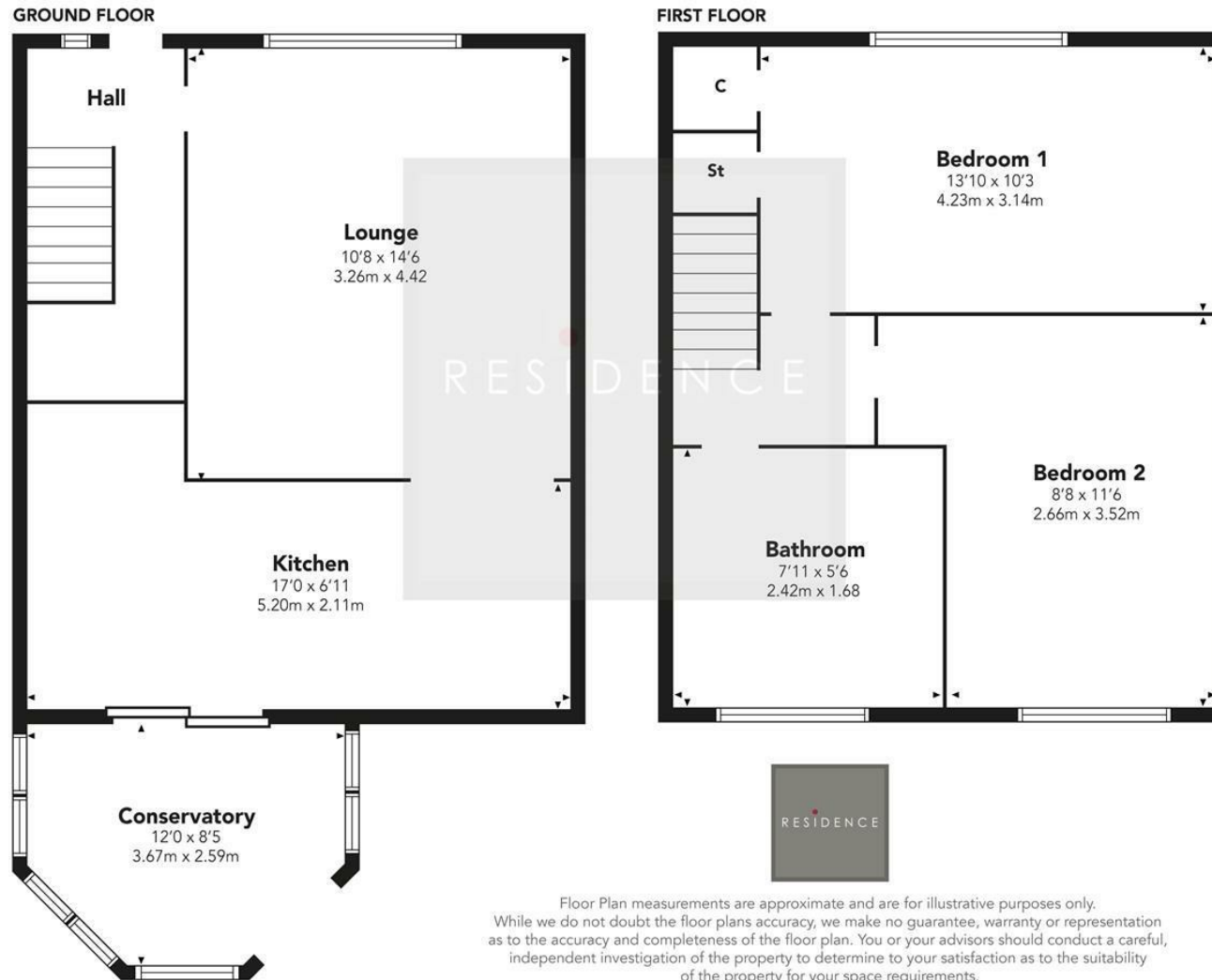
753.00 sq ft | EER = G



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Lochnagar Way



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.