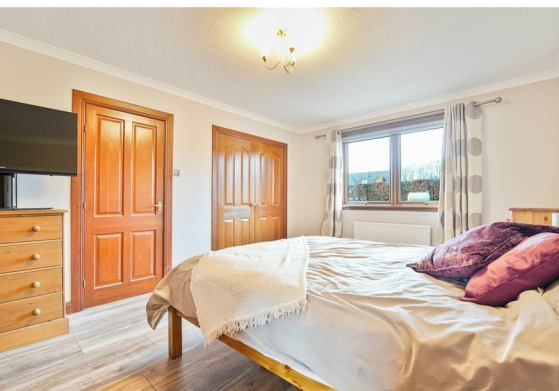




AB Properties

3 Springfield Nurseries
Cléghorn, Lanark, ML11 7RW
Offers over £385,000







This impressive five-bedroom detached bungalow is set within a semi-rural location in Cleghorn, offering spacious, well-balanced accommodation all on one level and enjoying a wonderful sense of privacy and countryside living.

The property is entered via an entrance vestibule, leading into a welcoming hallway with storage. The accommodation includes a large lounge featuring a wood-burning stove and dual-aspect windows, creating a bright and comfortable living space. A separate, generously sized dining room provides an ideal area for family meals and entertaining. The contemporary shaker-style kitchen, complete with a central island and ample storage, is complemented by a utility room and a separate WC, adding to the practicality of the home.

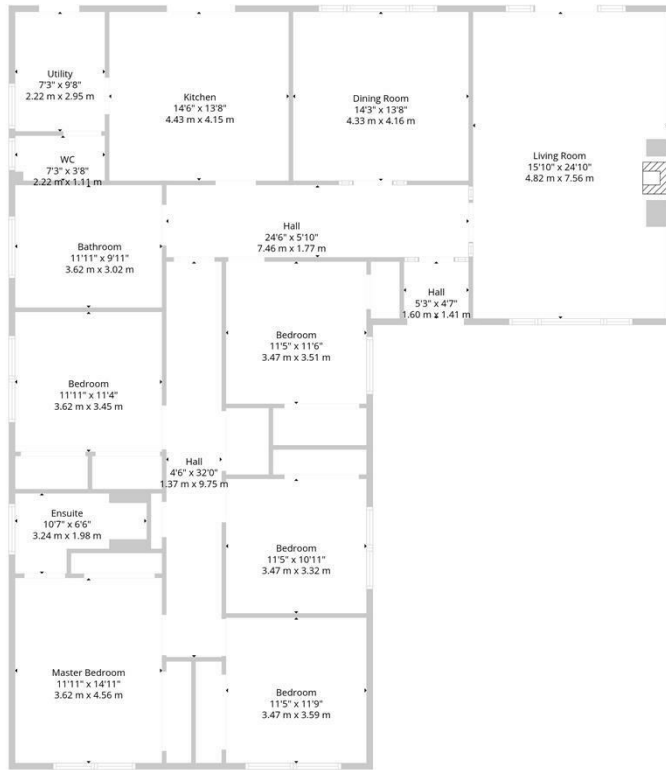
There are five well-proportioned bedrooms, each benefiting from fitted wardrobes, with the master bedroom enjoying an ensuite shower room. A stylish family bathroom completes the accommodation, featuring a freestanding bath and separate shower enclosure.

Externally, the home sits on approximately three-quarters of an acre, with an extensive driveway providing ample off-street parking. The grounds are beautifully maintained and include lawns, raised planters, a patio area, and a pergola, creating attractive outdoor spaces for relaxation and entertaining. A double garage with electric door offers secure parking and additional storage.

Additionally, the bungalow benefits from new double glazed windows, LPG heating and an extensive attic space with the potential to extend subject to planning consents.

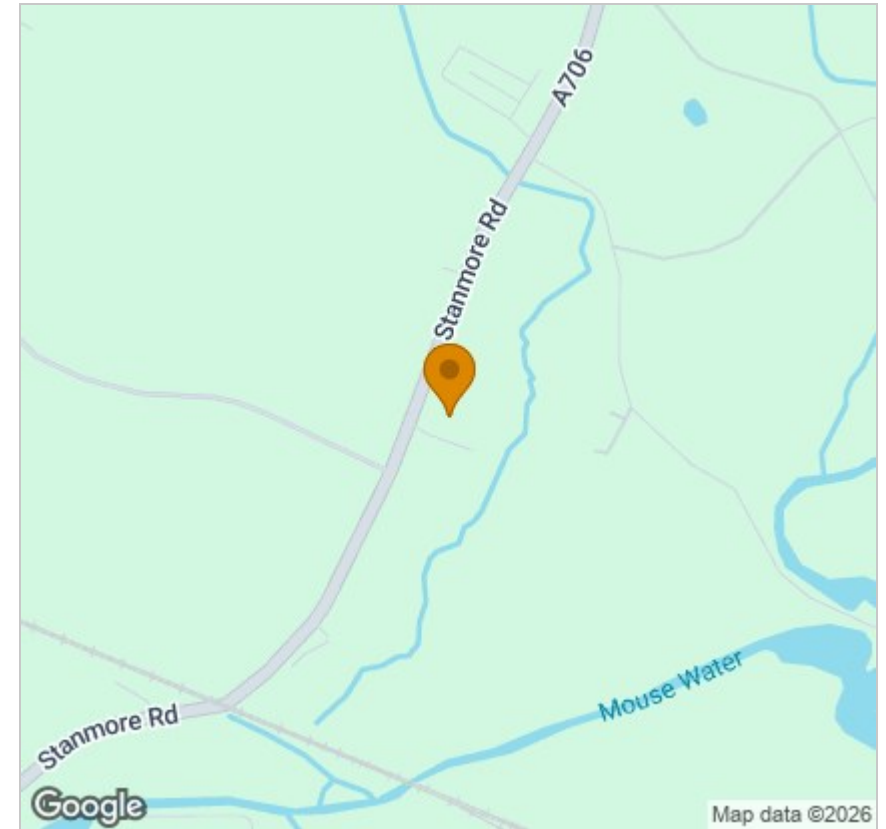
Cleghorn is a desirable village offering a peaceful, semi-rural lifestyle while remaining conveniently placed for access to Lanark, Carluke, and the wider Central Belt. The area is well known for its scenic surroundings, strong community feel, and proximity to good schooling, transport links, and everyday amenities.



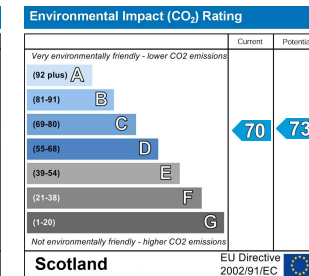
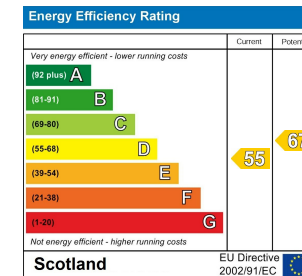


TOTAL: 2261 sq. ft, 210 m2
 Ground floor: 2261 sq. ft, 210 m2
 EXCLUDED AREAS: UTILITY: 70 sq. ft, 7 m2, WALLS: 115 sq. ft, 10 m2

Illustration For Identification Purposes Only - Measurements Are Approximate



Energy Efficiency Graph



Viewing

Please contact our AB Properties Office on 01555 660077 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

19 Bannatyne Street, Lanark, Lanarkshire, ML11 7JR
 Tel: 01555 660077 Email: admin@ab-properties.co.uk ab-properties.co.uk