



AB Properties



Ashfield House, Southfield Road
, Tillietudlem, ML11 9PL

Offers over £450,000







Ashfield House, Tillietudlem

Occupying a remarkable position at the entrance to the historic Craignethan Castle estate, Ashfield House is a substantial nineteenth century stone villa extending to approximately 2,801 square feet, set within generous grounds of around three-quarters of an acre, and enjoying a unique connection to one of Scotland's most celebrated literary and historical landscapes.

The property stands within the hamlet of Tillietudlem, named after the fictional castle in Sir Walter Scott's Old Mortality. Craignethan Castle, a short walk from the property, is widely regarded as the inspiration for Scott's Tillietudlem Castle, creating a rare association with one of Scotland's greatest writers and the birthplace of the historical novel.

Set within mature private grounds, Ashfield House combines period character with generous family accommodation. The house features an impressive 23'7" x 22'8" kitchen, dining and family room, a magnificent 24'6" reception room, and up to five bedrooms arranged over two floors.

The property's title history can be traced through the historic Fence Estate and later ownership associated with the lands surrounding Craignethan Castle, providing a fascinating connection to the area's rich heritage.

Located amidst beautiful South Lanarkshire countryside yet within easy reach of Glasgow and Edinburgh, Ashfield House offers the increasingly rare opportunity to acquire a substantial period home in a setting of exceptional historical, literary and architectural significance

Accommodation

- * Vestibule and reception hall

- * Lounge: 16'9" x 24'6"

- * Kitchen / Dining / Family Room: 23'7" x 22'8"

- * Utility Room

- * Five bedrooms

- * Family bathroom

- * Shower room

- * Mezzanine

- * Double Garage

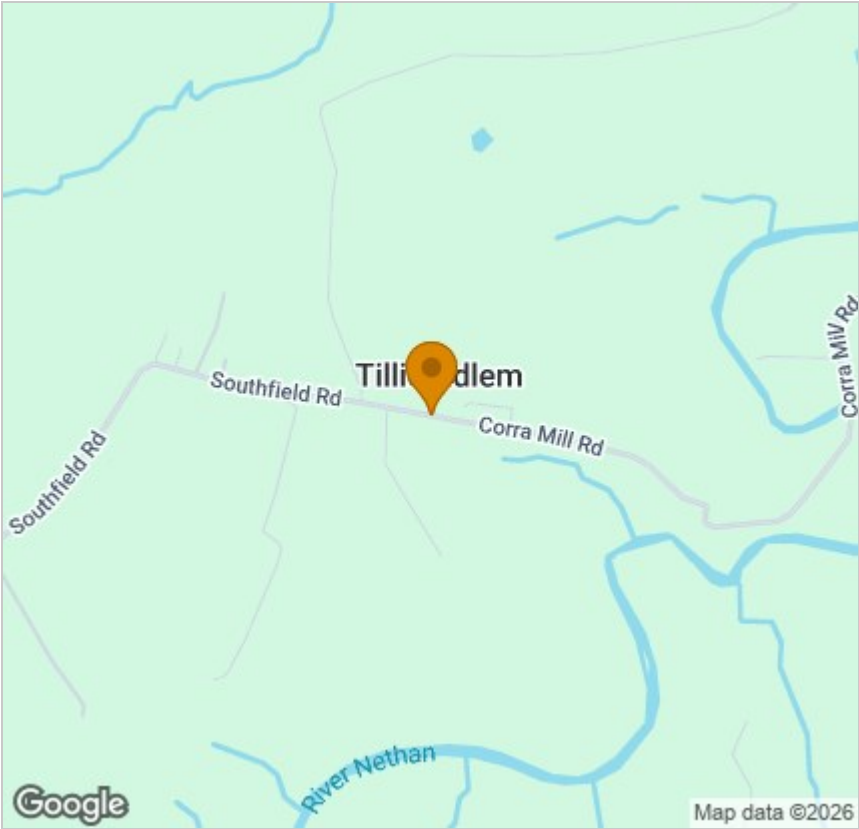
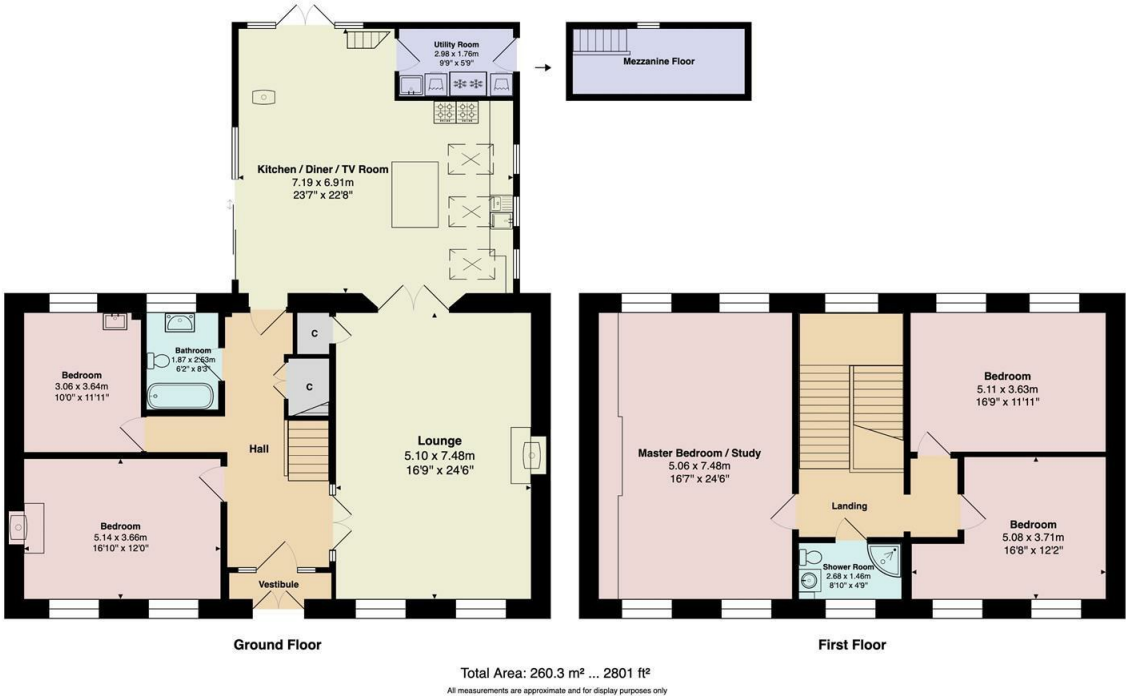
- * 8W EV Charger

- * Cabin

Total Floor Area: Approximately 2,801 sq ft (260.3 sq m)



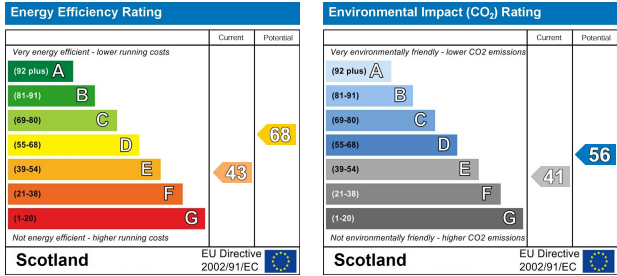
Ashfield House, Tillietudlem, Lesmahagow



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.

Energy Efficiency Graph



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