



RESIDENCE

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[www.residencestateagents.co.uk](http://www.residencestateagents.co.uk)



Viewing by appointment with Residence Lanark  
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## 4 Bedrooms | 1 Public Rooms | 3 Bathrooms

Moorcroft is a truly exceptional detached villa, beautifully positioned on an expansive elevated plot that commands breathtaking panoramic countryside views. Set entirely on one level, this impressive home offers spacious and versatile accommodation.

A large monoblock private driveway leads to the property, providing ample off-street parking and access to the substantial double garage. There is also convenient side access leading to the rear patio and extensive garden grounds.

Internally, the property is immediately impressive, beginning with a spacious entrance vestibule which opens into a large L-shaped hallway, providing access to all accommodation. To the front of the property is the generous lounge, featuring a stylish freestanding log burner and a stunning picture window that perfectly frames the surrounding countryside views while flooding the room with natural light.

To the rear lies the beautiful dining kitchen, fitted with a range of integrated appliances along with an excellent selection of base and wall-mounted units. The kitchen also provides access to the utility room and convenient WC.

The property further benefits from four spacious bedrooms, three of which feature excellent built-in storage. The impressive principal bedroom also enjoys its own en-suite shower room. Completing the accommodation is the stunning family bathroom, finished to a high standard and featuring a freestanding bathtub alongside a separate shower enclosure.

Externally, the rear garden grounds are truly exceptional. A large patio area extends directly from the property and leads to the upper section of the garden, where there are two substantial level areas, one of which is fully fenced. The gardens are beautifully enhanced by a variety of mature trees and plants, offering endless potential for outdoor living, entertaining, or further landscaping.



1442.36 sq ft | EER = E



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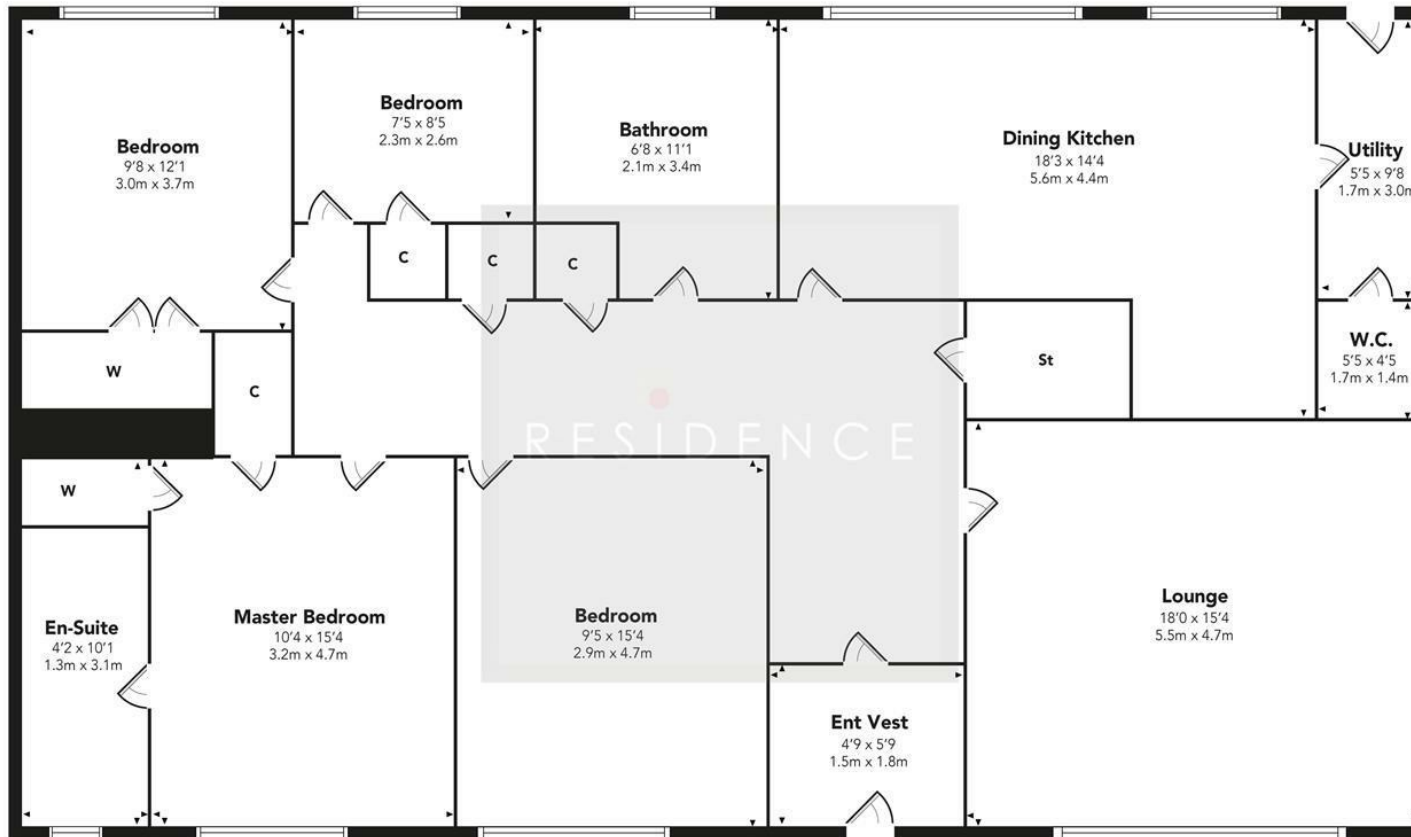
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## Carlisle Road



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.