



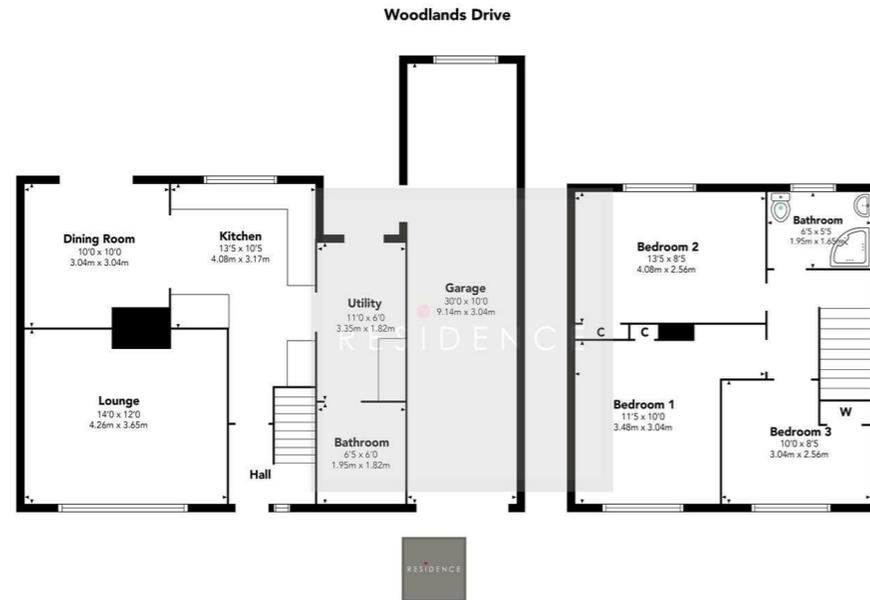
ESTATE AGENTS

17 Woodlands Drive, Coatbridge, ML5 1LE



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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

Property Reference



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We believe these details to be accurate however it is not guaranteed and they do no form any part of a contract. Fixings 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.

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This fantastic semi-detached villa is located in Woodlands Drive, Drumpellier and has been successfully upgraded to create this wonderful family home.

This fantastic semi-detached villa is located in Woodlands Drive, Drumpellier and has been successfully upgraded to create this wonderful family home. The attention to detail, thoughtful design and quality of workmanship is particularly impressive and we expect buyers will appreciate this.

Occupying an excellent position, the ground floor of this bright and airy family home comprises welcoming entrance hallway, spacious lounge, fitted kitchen with separate utility room, dining room and family bathroom. On the upper level there are three bedrooms and a shower room.

The home offers a particularly versatile layout and has generously proportioned rooms which are neutrally decorated and finished with a mix of carpeting and high quality wooden floor. A modern kitchen incorporates a gas hob, oven, extractor, fridge/freezer and a dishwasher whilst the upper shower room has been overhauled with a modern stylish suite installed.

To the front of the property is a lawn and expansive driveway whilst the large enclosed rear garden has a patio, lawns and provides access to the garage.

Additional features include gas central heating, anthracite double glazed windows and soffits and planning approval for a substantial extension to include an open plan living arrangement and fourth bedroom.

The floor plan shall provide you with a detailed layout of this well laid out and comfortable home; however, we recommend viewing to appreciate the quality of finishing's, the layout and the convenient setting that's on offer.

The highly regarded Drumpellier district of the town and is conveniently placed for schooling, shopping and only a short distance from Drumpellier Country Park and it's amenities. Within the immediate area and the town of Coatbridge, there is a great choice of restaurants, bistros and pubs and for those commuting by public transport there are regular bus and train services from Coatbridge or Blairhill to the surrounding towns and cities including Glasgow and Edinburgh

