



RESIDENCE

5 Barrie Avenue, Bothwell, G71 8FA

www.residenceestateagents.co.uk



Viewing by appointment with Residence Uddingston
T: 01698 444222 | E: uddingston@residencestateagents.co.uk | A: 61-63 Main Street, Uddingston, G71 7EP



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5 Bedrooms | 4 Public Room | 4 Bathrooms

Constructed by Miller Homes circa 2019 to the highly regarded Carnegie design, Barrie Avenue is an outstanding five-bedroom detached residence of exceptional quality. Forming part of an exclusive collection of just fifteen Premier Collection homes.

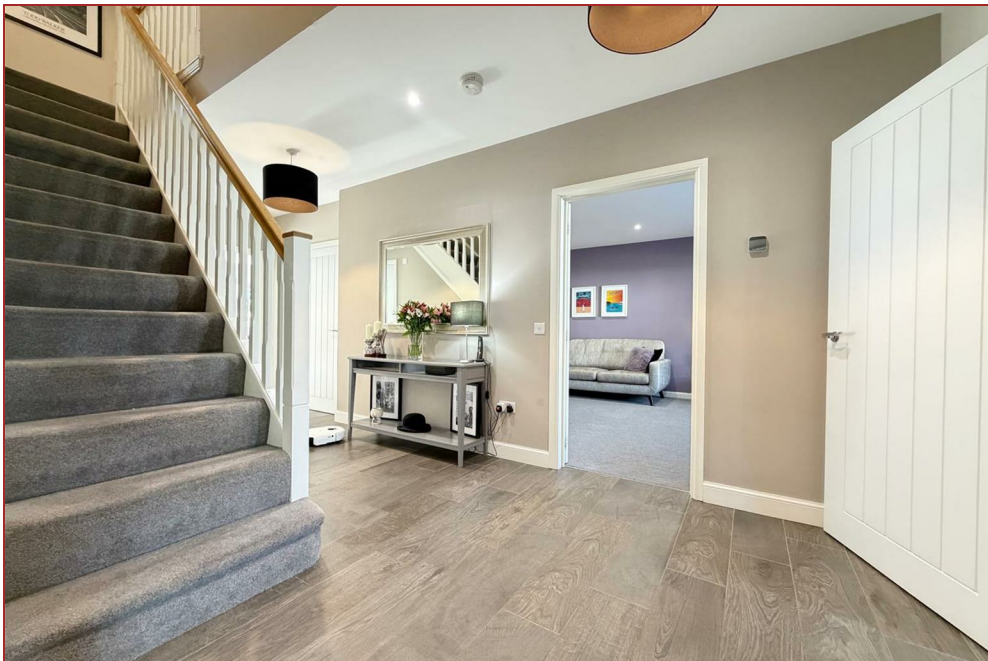
Extending to circa 2,500 sq ft, the house has been thoughtfully designed to provide beautifully proportioned family accommodation across two levels, combining elegant interiors with a highly practical layout. Finished to an exacting standard throughout, the property offers a superb specification complemented by a wealth of natural light and meticulous attention to detail.

Externally, the house is set within generous, well-maintained gardens, including well screened fully landscaped private gardens, ideal for both outdoor entertaining and family enjoyment. To the side is an attached double garage and ample private parking complete this exceptional home.

Offering an excellent balance of formal reception space and contemporary open-plan living. A welcoming entrance porch leads into an impressive reception hall, complete with two useful storage cupboards and a well-appointed cloakroom/WC. To the front of the property, the elegant drawing room enjoys a striking box bay window and bespoke feature wall, while the formal dining room, also featuring a box bay window, provides an ideal setting for entertaining.

Undoubtedly the heart of the home is the superb open-plan kitchen and family room, an exceptional space designed with modern family living in mind. Fitted with an extensive range of quality cabinetry, integrated appliances and a central island, the room offers ample space for informal dining and relaxation. French doors provide a seamless connection to the rear garden.

The upper level offers bright and airy rooms with five generous bedrooms, two en-suites and a family bathroom. The sumptuous master suite boasts a walk in dressing room.



2508.00 sq ft | EER = B

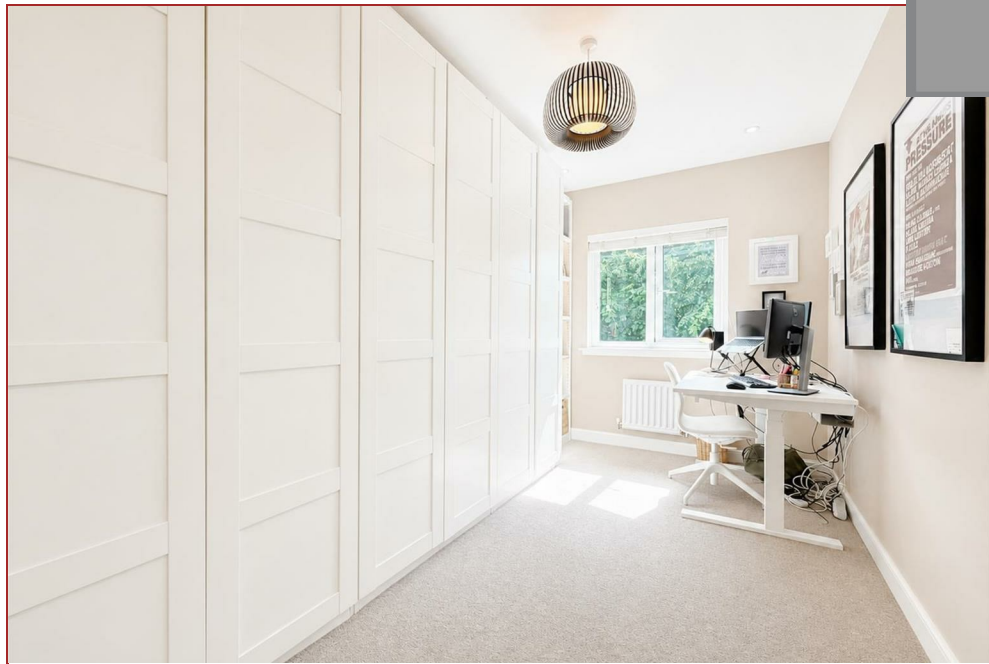


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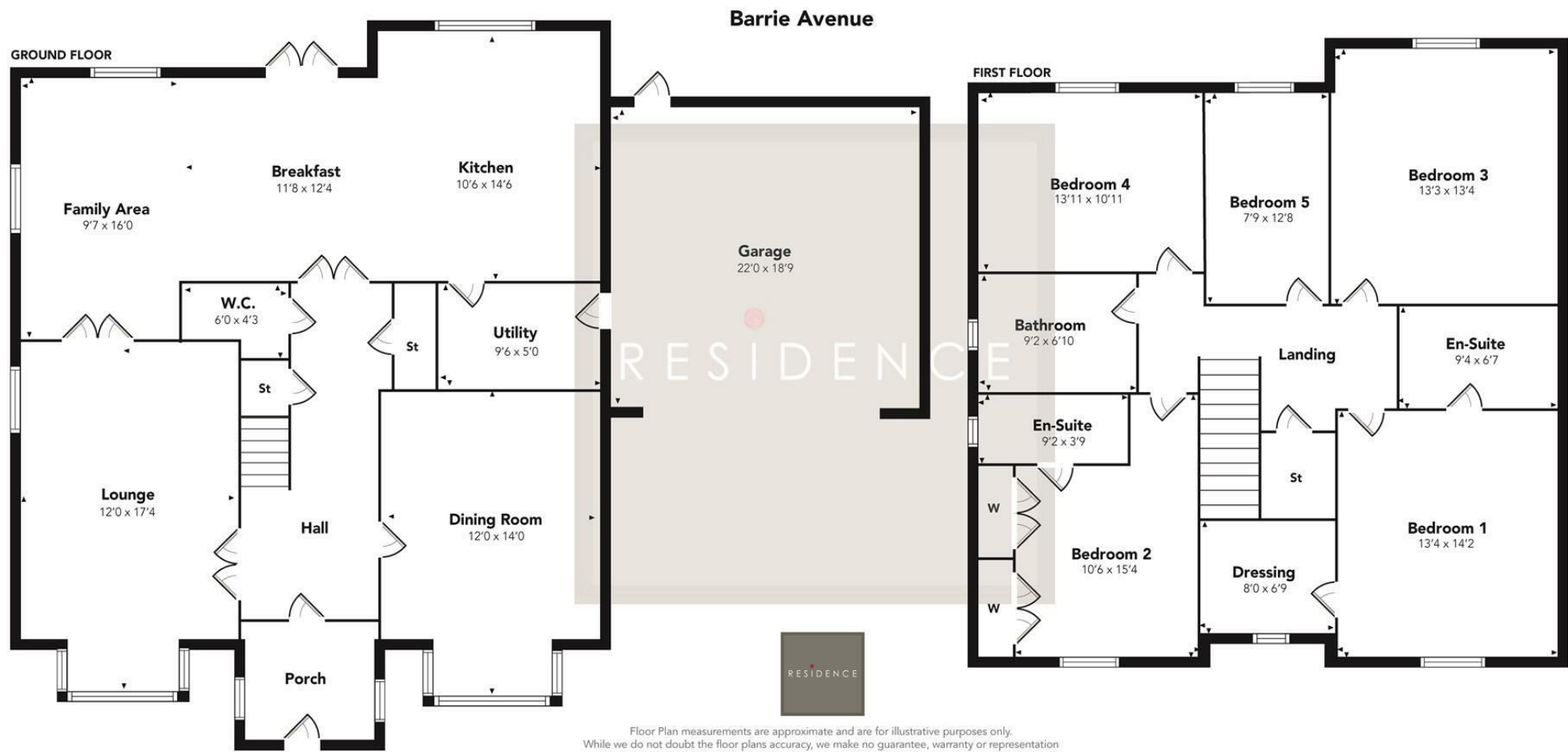
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Floor Plan measurements are approximate and are for illustrative purposes only.
 While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation
 as to the accuracy and completeness of the floor plan. You or your advisors 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

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.