



RESIDENCE

5 Maggie Lawson Court, Uddingston, G71 7FB

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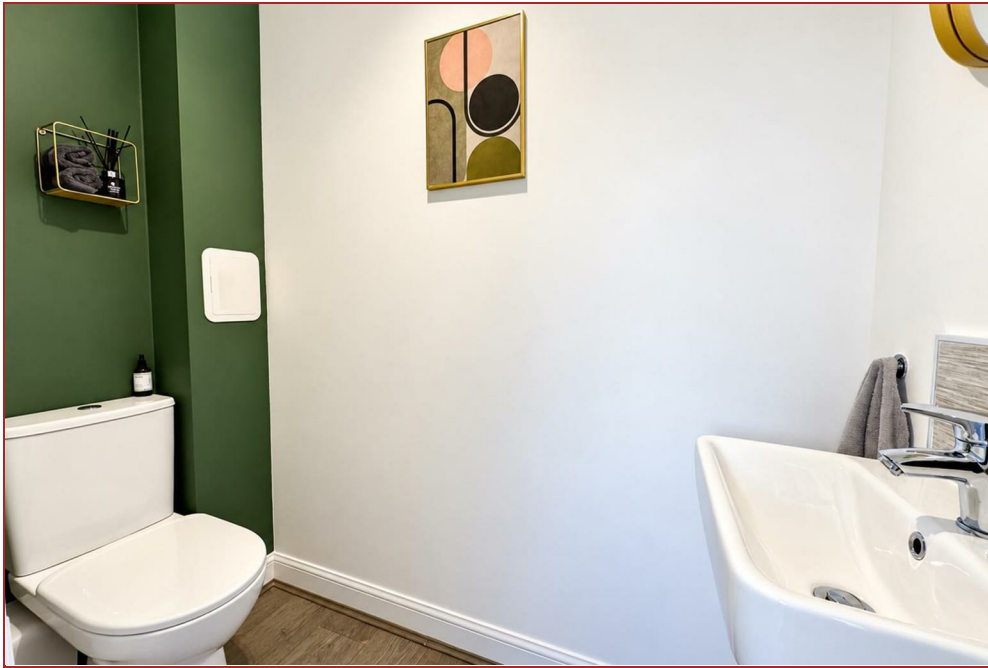


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## 4 Bedrooms | 2 Public Rooms | 2 Bathrooms

Situated within a highly desirable and seldom available residential development, this modern four bedroom detached villa offers spacious, beautifully presented accommodation, ideal for modern family living. The property enjoys a lovely position within Maggie Lawson Court, a development named in honour of a much-loved local lollipop lady who served the Uddingston community.

The home is complemented by lovely, level, child-friendly gardens, with an open aspect to the rear, providing an excellent outdoor space for families and entertaining. The property is also conveniently placed for a wide range of excellent local amenities, including Marks & Spencer, popular coffee shops and everyday shopping facilities.

Internally, the property offers bright, spacious and well-proportioned accommodation throughout. The ground floor comprises a welcoming reception hallway, an attractive front-facing lounge and a generously sized dining kitchen, complete with integrated appliances, ample space for family dining and doors providing direct access to the rear gardens. A separate utility room and convenient downstairs WC complete the ground floor accommodation.

On the upper floor, a central landing provides access to four well-proportioned bedrooms, with the principal bedroom benefiting from its own en-suite shower room. A separate family bathroom serves the remaining bedrooms.

A particularly appealing feature of this home is the additional potential it offers. The current owner has obtained planning permission for a rear extension and garage conversion, providing an exciting opportunity for purchasers looking to further enhance and adapt the accommodation to suit their individual requirements.

Further features include gas central heating, double glazing and a substantial private driveway to the front, offering generous off-street parking.



1108.70 sq ft | EER = C





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## Maggie Lawson Court



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.