



RESIDENCE

59 Rosebank Drive, Uddingston, G71 5AG

www.residenceestateagents.co.uk



Viewing by appointment with Residence Uddingston
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2 Bedroom | 1 Public Room | 1 Bathroom

An excellent opportunity to acquire this end-terrace ex-LA villa, set within generous corner gardens in the highly sought-after Viewpark area of Uddingston. Offering fantastic potential, this is an ideal purchase for first-time buyers or those looking for a property they can modernise and personalise to their own taste.

The property has been in the same ownership for many years and now requires a programme of upgrading and modernisation, presenting buyers with the chance to create a superb family home.

The accommodation comprises a welcoming reception hallway, a bright lounge with dining area, a fitted kitchen with side door providing access to the gardens, and a staircase leading to the upper floor. Upstairs there are two well-proportioned bedrooms and a shower room.

Further benefits include gas central heating, double glazing and substantial corner gardens offering excellent outdoor space with potential to extend, subject to the necessary planning consents.

Early viewing is highly recommended to appreciate the location, generous plot and outstanding potential on offer.

Viewpark, Uddingston is a highly sought-after residential area, popular with first-time buyers, families and commuters alike. The area offers an excellent range of local amenities, including shops, supermarkets, cafés, restaurants and well-regarded primary and secondary schools.

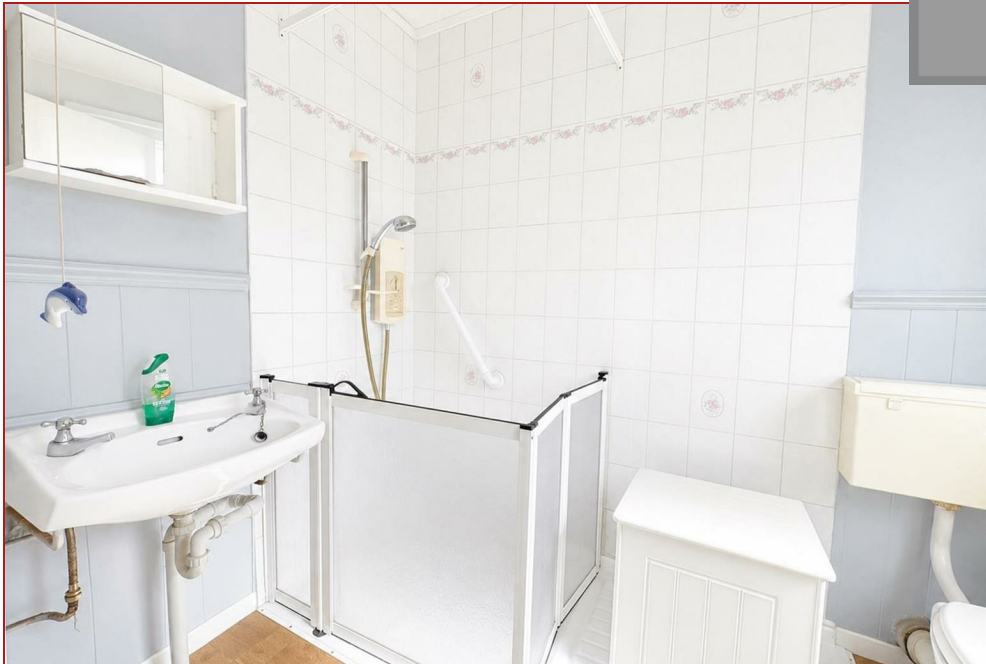
For commuters, the property is ideally placed with easy access to the M8, M74 and M73 motorway networks, providing excellent links to Glasgow, Edinburgh and beyond. Nearby Uddingston and Bellshill train stations offer regular rail services to Glasgow city centre and surrounding areas.



828.82 sq ft | EER = D



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Rosebank Drive



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.