



RESIDENCE

21 Blantyre Road, Bothwell, G71 8PD

www.residenceestateagents.co.uk



2 Bedrooms | 1 Public Rooms | 2 Bathrooms

A spacious and beautifully presented two-bedroom retirement apartment, positioned on the preferred first floor within this highly regarded development by McCarthy & Stone, just moments from Bothwell's excellent amenities.

One of the larger styles within the development, this bright and generously proportioned apartment offers superbly comfortable retirement living, with excellent built-in storage and a pleasant outlook across the well-maintained communal gardens.

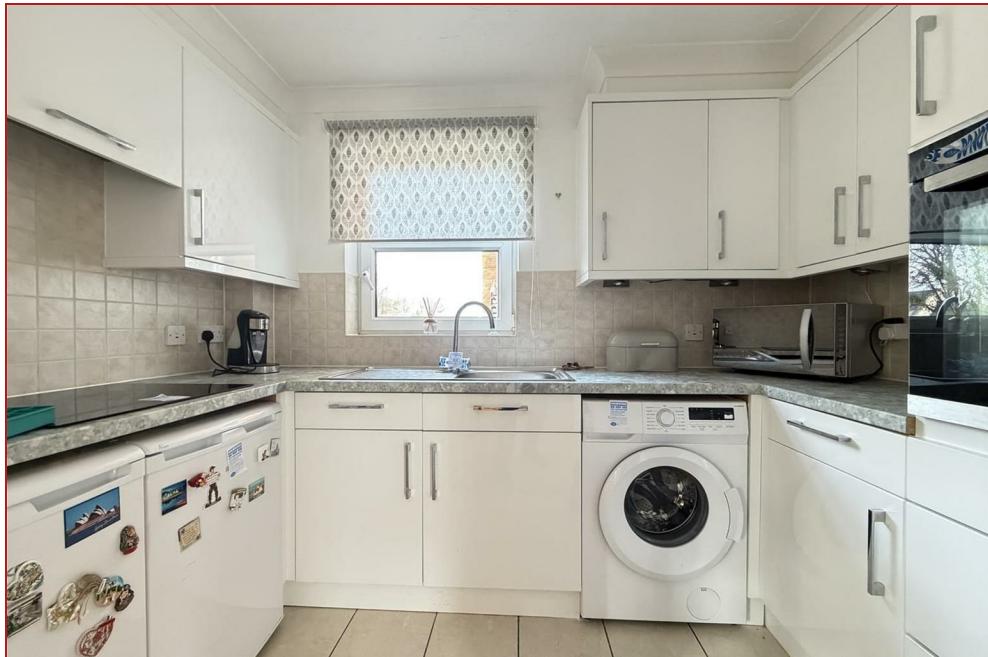
Constructed circa 2003 by McCarthy & Stone, the development provides a secure and welcoming environment, complete with a residents' lounge, laundry room, visiting guest suite, duty manager service, lift access to all floors and a secure entry system. The property further benefits from electric heating and double glazing throughout.

Please note the property is being sold as seen.

Internally, the accommodation is airy, well laid out and neutrally decorated. A welcoming reception hallway offers excellent storage and leads to a spacious dual-aspect lounge enjoying an attractive garden outlook. The fitted kitchen includes integrated appliances, while there are two well-proportioned double bedrooms, both with fitted wardrobes. The principal bedroom benefits from an en-suite shower room, and a modern main bathroom completes the accommodation.

The communal gardens are beautifully maintained, with established lawns, planted beds, shrubs and seating areas creating a peaceful outdoor setting. Resident parking and external lighting are also provided.

Enjoying a superb yet central position within the conservation village of Bothwell, the property is ideally placed for the vibrant Main Street, offering a wide range of everyday shopping, cafés, bistros and restaurants. Excellent transport links are available via nearby bus and rail services from Hamilton and Uddingston, with the M74 motorway providing swift access across the central belt.



796.53 sq ft | EER = B

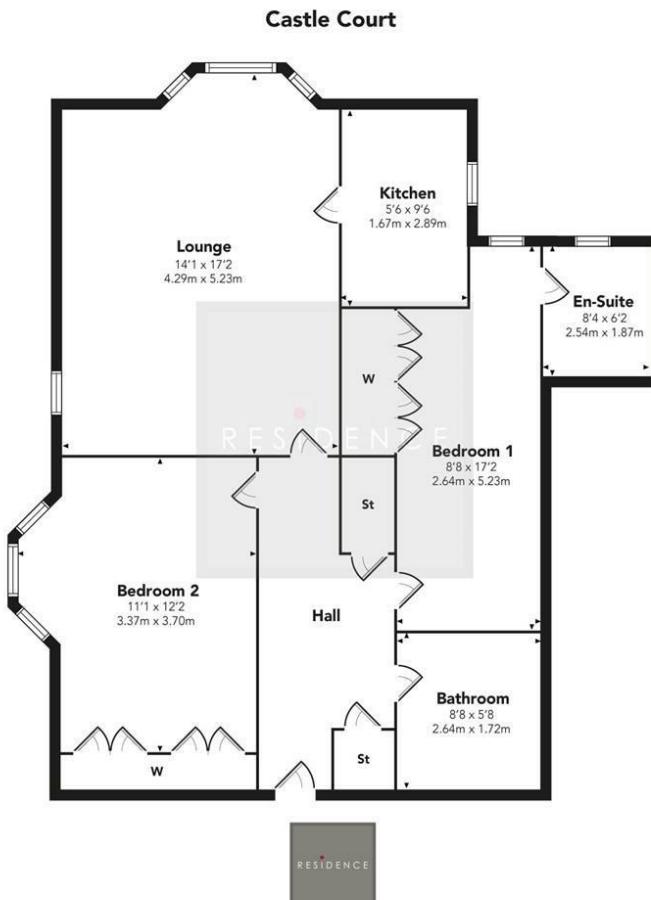


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Viewing by appointment with Residence Uddingston

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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.