



ESTATE AGENTS

33 Hamilton Road, Strathaven, ML10 6JA



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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 RS0319



Residence contact Chris Burt & Judith McGill | Viewing by appointment with Residence Strathaven

Offices at:

34 Cadzow Street, Hamilton ML3 6DG  
 61-63 Main Street, Uddingston G71 7EP  
 3 Bridge Street, Strathaven ML10 6AN  
 18 Academy Street, Coatbridge ML5 3AU

T.01698 444333  
 T.01698 444222  
 T.01357 572222  
 T.01236 338333

www.residenceestateagents.co.uk

E.hamilton@residenceestateagents.co.uk  
 E.uddingston@residenceestateagents.co.uk  
 E.strathaven@residenceestateagents.co.uk  
 E.airdrie@residenceestateagents.co.uk

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We believe these details to be accurate however it is not guaranteed and 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.

This deceptively spacious chalet style detached villa is a fantastic family home that offers an array of well-presented and versatile apartments formed over 2 levels.



This deceptively spacious chalet style detached villa is a fantastic family home that offers an array of well-presented and versatile apartments formed over 2 levels. This centrally located home is only minutes away from the centre of the Town and is sure to appeal to a wide spectrum of the market.

The property has been freshly decorated throughout and offers accommodation which comprises of; entrance vestibule, welcoming and sizeable reception hallway with staircase leading to the upper floor level, formal lounge with focal point living flame gas fire and aspects to front and a separate family room with a stylish wall mounted recessed living flame gas fire. There is also a modern fitted kitchen with aspects and access to the rear gardens and a modern fitted downstairs family shower room. The property has 4 large double bedrooms, 2 of which are located on the ground floor level. Both upstairs bedrooms have fitted wardrobes whilst the master has its own wc with 2-piece suite. Also accessed from the upper landing is a great size loft area offering excellent storage facilities.

Features of the property include gas fired central heating, mostly double glazing and sizeable established gardens with driveway and garage.

Early viewing of this fine family home is highly advised to appreciate the size and layout on offer.

Hamilton Road is a popular Town Centre address located only a short distance from all local amenities. Strathaven is a market Town located south of East Kilbride and Hamilton. The area offers excellent shopping and sports facilities including swimming baths, bowling clubs, golf courses, public parks and country walks. Strathaven has a typical village community, a wide variety of shops within the town centre including restaurants, pubs, cafes and a large Sainsbury's. The area is highly regarded for its school catchment. For those commuting, there are excellent road links to the surrounding towns which include East Kilbride and Hamilton.

