



RESIDENCE

18 Cochrane Street, Strathaven, ML10 6ND

[www.residenceestateagents.co.uk](http://www.residenceestateagents.co.uk)





Viewing by appointment with Residence Strathaven  
T: 01357 572222 | E: [strathaven@residenceestateagents.co.uk](mailto:strathaven@residenceestateagents.co.uk) | A: 3 Bridge Street, Strathaven, ML10 6AN





RESIDENCE







## 4 Bedrooms | 2 Public Room | 3 Bathroom

Set within one of Strathaven's most sought-after locations, this impressive and highly versatile four-bedroom semi-detached cottage has been thoughtfully extended and remodelled to create a truly outstanding family home.

The ground floor accommodation opens with an inviting entrance hallway featuring attractive Victorian-style tiled flooring, which continues throughout the hallway. To the front, a bright family lounge showcases a cast iron feature fireplace and bay window. To the rear, a spacious dining kitchen enjoys open views over the extensive garden and features patio doors. The ground floor further offers a flexible double bedroom or second public room, a family bathroom with three-piece suite, an additional double bedroom, study area, utility room and a convenient WC.

A grand bespoke staircase leads to the upper level, where the accommodation includes a generous master bedroom with bespoke fitted wardrobes, a dressing room or home office, a further double bedroom and a second family bathroom.

The property is rich in character, with features including solid oak flooring, Victorian-style tiling, ornate cast iron radiators and a beautiful selection of original antique and reproduction lighting throughout.

Externally, the large, secure and mature rear garden is mainly laid to lawn and complemented by paved seating areas, pathways, mature trees and shrubs, along with a fully insulated garden shed. To the front, the garden is also laid to lawn and benefits from a monoblock driveway with double wrought iron gates, completing this exceptional home.

Strathaven is a popular village situated south of East Kilbride and Hamilton, offering excellent shopping and leisure facilities including swimming, golf, bowling, parks and scenic country walks. The village centre provides a wide range of shops, cafés, restaurants and pubs, along with a large Sainsbury's, and is particularly well regarded for its highly sought-after school catchment.



1657.60 sq ft | EER = E



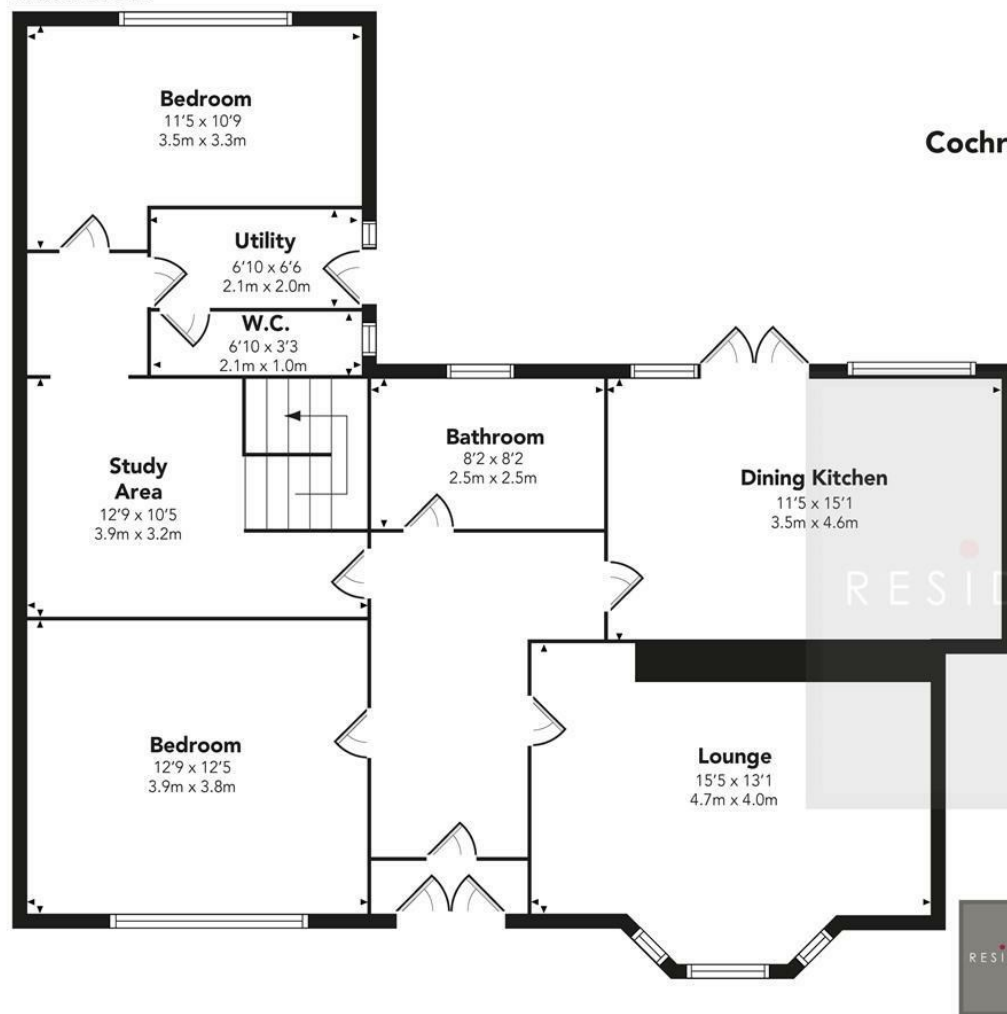


RESIDENCE



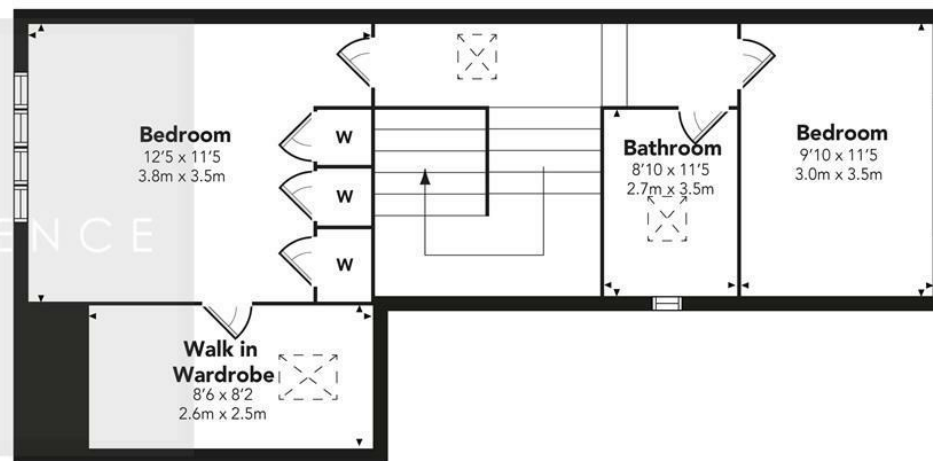


# GROUND FLOOR



Cochrane Street

# FIRST FLOOR



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.