



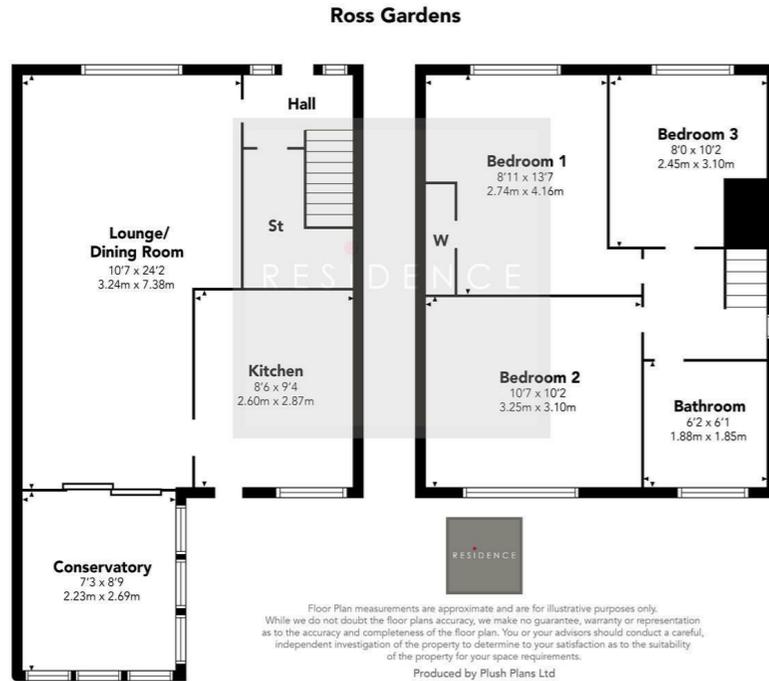
ESTATE AGENTS

13 Ross Gardens, Motherwell, ML1 3BE



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Property Reference RH2115



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Residence contact Chris Burt & Kelli Murphy | Viewing by appointment with **Residence Hamilton**

**Offices at:**

34 Cadzow Street, Hamilton ML3 6DG T.01698 444333  
 61-63 Main Street, Uddingston G71 7EP T.01698 444222  
 3 Bridge Street, Strathaven ML10 6AN T.01357 572222  
 18 Academy Street, Coatbridge ML5 3AU 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

We believe these details to be accurate however it is not guaranteed and they do no form any part of a contract. Fixings 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.

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The property has been re-rough casted and modernised internally whilst the gardens have been maintained to both front and rear. Finished with fresh, neutral décor throughout the accommodation comprises reception hallway with large storage cupboard and staircase leading to the upper floor level and a generous size lounge/dining room with aspects to front and access to a double-glazed conservatory enjoying aspects overlooking the rear gardens. There is a modern fitted kitchen that has a range of fitted units with worktop surfaces and appliances. On the upper floor there are 3 bedrooms and a modern fitted family bathroom.

Features of the property include gas central heating, double glazing and maintained gardens to the front, side and rear. There is a driveway at the front running to the side to the property.

The floor plan shall provide you with a detailed layout of this well laid out and comfortable home, however we recommend viewing to appreciate the convenient setting that's on offer.

Ross Gardens is located within the Greenacres district of Motherwell which is renowned for its schooling. The town of Motherwell is a short drive away and provides a wide choice of shopping facilities and several highly regarded schools. The area has a wide choice of sports facilities including golf, tennis, bowling, swimming and country parks with the nearby Strathclyde Country Park and Chatelherault Parks. For those commuting by bus or train there are excellent and regular links to the surrounding towns and cities including Glasgow and Edinburgh. The road network provides access both north and southbound on the M74 motorways and links with the M8 to Glasgow, Edinburgh and through the commuter belt of Scotland.

