



RESIDENCE

7 The Whinny, Blackwood, ML11 9UD

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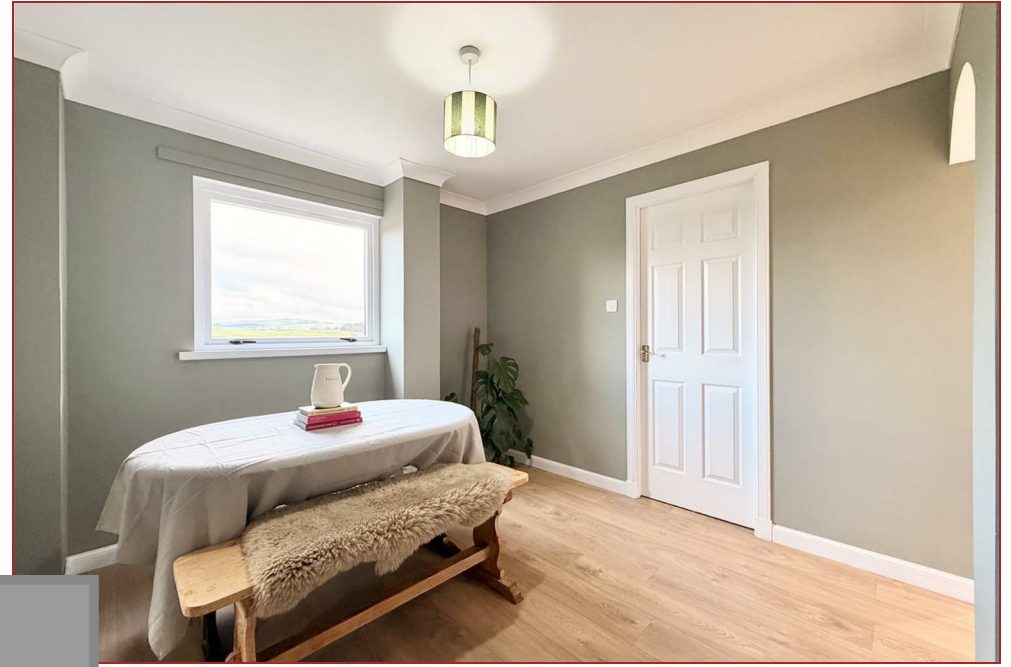




Viewing by appointment with Residence Hamilton

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## 4 Bedrooms | 2 Public Rooms | 2 Bathrooms

Situated within a desirable residential pocket of Blackwood, this four-bedroom detached villa has been thoughtfully reconfigured to create a spacious and highly functional family home, offering flexible accommodation and a standout contemporary kitchen at its heart. The property also enjoys open views to the rear over neighbouring farmland, providing a pleasant outlook and an added sense of privacy.

On entering, the welcoming hallway sets the tone for the generous proportions found throughout the home. The main lounge is bright and comfortable, ideal for everyday living, while a separate dining room provides an excellent space for formal meals and entertaining. A particular highlight is the stunning reworked kitchen, featuring stylish modern units, excellent workspace, and a Velux window that floods the room with natural light, creating an airy and inviting environment. A separate utility room adds further practicality and keeps the main kitchen area clutter-free. The ground floor also benefits from a convenient WC and a versatile fourth bedroom, ideal for guests, home working, or multi-generational living.

Upstairs, there are three well-proportioned bedrooms, including a spacious principal bedroom with its own en-suite shower room. A separate family bathroom serves the remaining bedrooms and completes the upper level.

Further benefits include gas central heating, double glazing, and a private driveway providing off-street parking.

Blackwood is a well-regarded village near Lanark in the central belt of Scotland. It offers a selection of local shops and amenities and is served by two excellent primary schools. The village sits adjacent to the M74 motorway, Scotland's main arterial route south to England, yet retains a peaceful, village atmosphere and remains a much sought-after place to live.

Early viewing is highly recommended to appreciate the space, layout, outlook, and overall appeal of this excellent detached home.



1237.00 sq ft | EER = C



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## The Whinny



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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.