



RESIDENCE

11 Ulverston Terrace, Hamilton, ML3 7JH

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## 4 Bedrooms | 2 Public Rooms | 3 Bathrooms

Set within a popular and well-established residential development in a quiet cul-de-sac setting, this Redrow built family home offers spacious and flexible accommodation over two levels, with the benefit of an extended monobloc driveway providing off-street parking for up to three vehicles.

The property is presented in fresh neutral tones throughout and benefits from gas central heating and double glazing.

The accommodation on the ground floor comprises a welcoming entrance hall with staircase to the upper level, cloaks/wc with 2 piece suite, a bright and spacious lounge to the front of the property, and a separate dining room which provides an ideal space for family meals or entertaining. The kitchen offers good dining space with direct access to a useful utility area. Formal dining room with access to a generous conservatory, creating a pleasant additional living area overlooking the gardens.

Upstairs, the property offers four bedrooms with a master en-suite shower room, providing flexible accommodation for families or those requiring home office space. A family bathroom serves the upper level, and additional storage is available from built-in cupboards within the hall area.

Externally, the property enjoys established gardens, with the rear garden enclosed to provide privacy and a safe space for children or pets. The extended monobloc driveway to the front allows comfortable off-street parking for multiple vehicles.

Hamilton is one of South Lanarkshire's most sought-after towns, offering an excellent range of amenities including supermarkets, retail parks, cafes, restaurants and leisure facilities. The area is particularly popular with families thanks to its well-regarded schooling and abundance of green spaces.

Commuters benefit from excellent transport links, with Hamilton Central and Hamilton West railway stations providing regular services to Glasgow, while the nearby M74 motorway offers convenient access across the central belt.

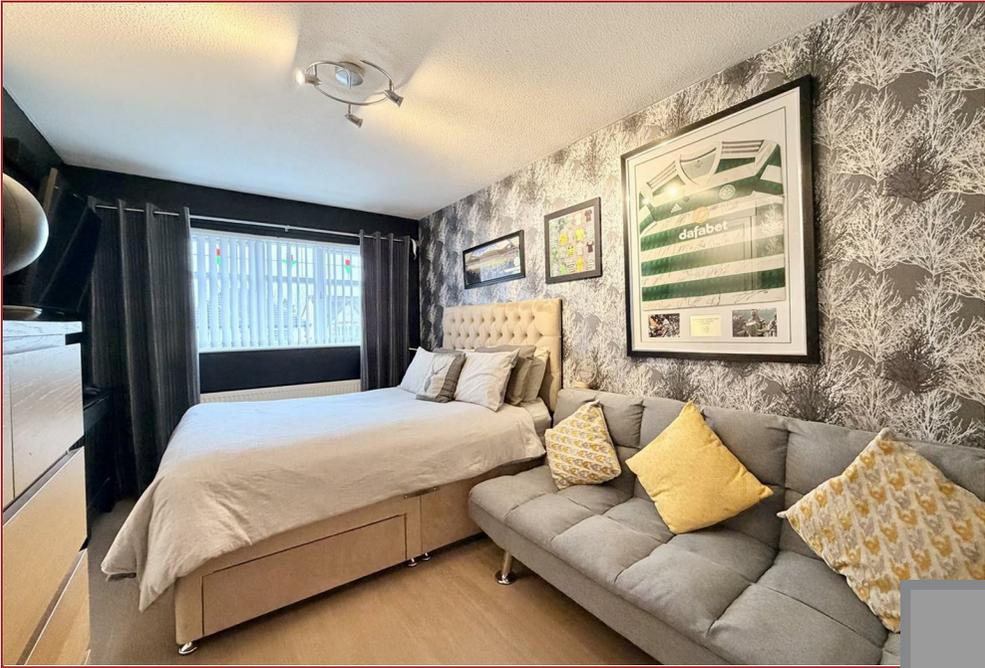


1205.56 sq ft | EER = C



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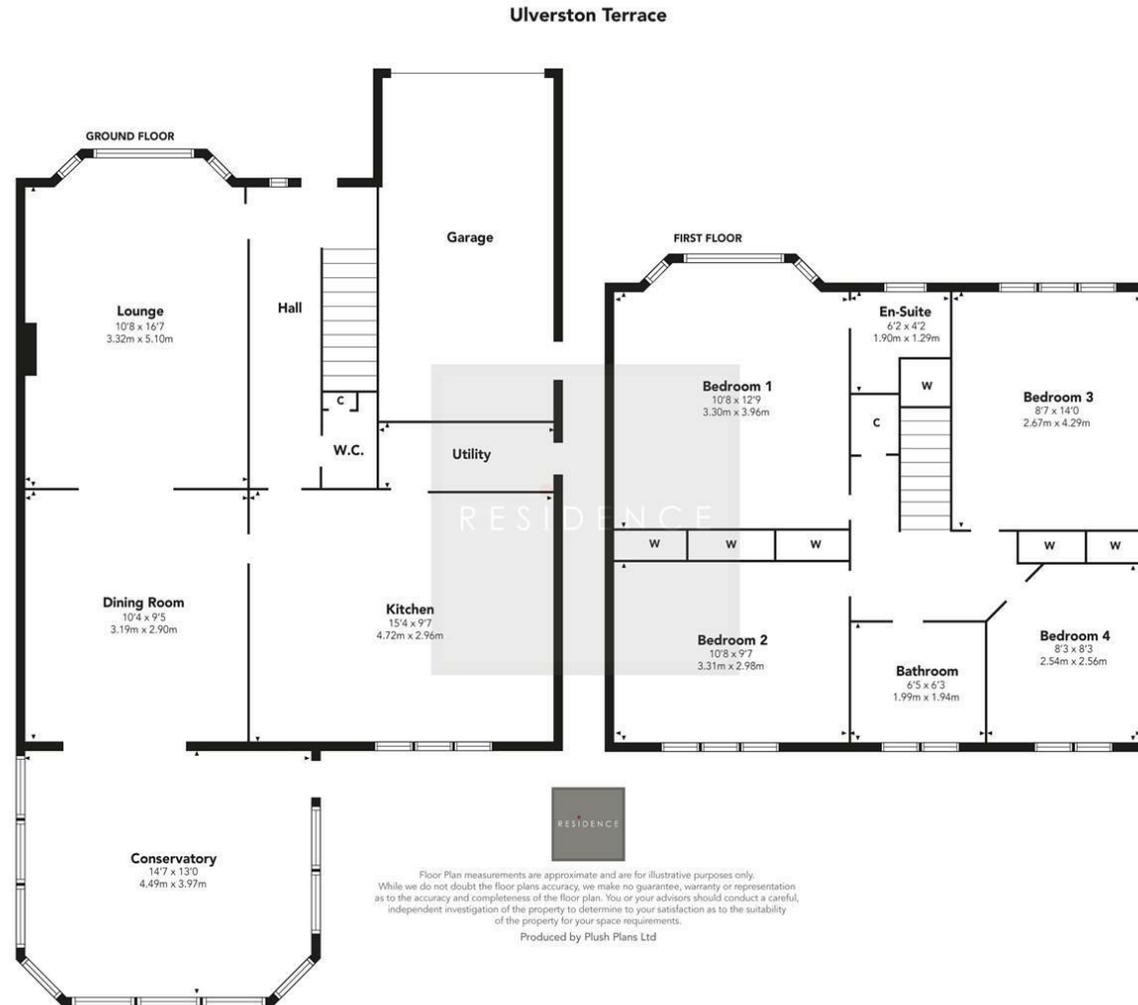


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Viewing by appointment with Residence Hamilton

T: 01698 444333 | E: hamilton@residenceestateagents.co.uk | A: 34 Cadzow Street, Hamilton, ML3 6DG



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.