



RESIDENCE

Plot 2 Ballochney Brae, Plains, ML6 7ED

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Viewing by appointment with Residence Hamilton
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RESIDENCE





4 Bedrooms | 1 Public Rooms | 2 Bathrooms

FINAL PLOT

INCENTIVES AVAILABLE - 5% DEPOSIT CONTRIBUTION, LEGAL FEES PAID, LBTI PAID, FLOORING PACKAGE

SHOWHOME AVAILABLE FOR VIEWING

This exciting new development by Modern Housing offers a range of contemporary house styles.

As you'd expect from a Modern Housing home, each property is expertly finished. With feature sandstone exterior, double glazing, carpets, luxury executive style kitchens with integrated modern appliances, LED lighting throughout, full NHBC warranty, landscaped gardens, fully tiled bathrooms and Porcelanosa tiles - there is much to admire.

This stunning semi-detached home in the style the "Henton" is formed over three levels, finished in a mix of dressed blonde stone and light render and offers an excellent floor layout that should appeal greatly to the family market.

The ground floor accommodation extends to entrance hall with cloakroom wc off, stunning lounge, and dining room which is open to the fully integrated kitchen with patio doors leading to the rear garden. The first floor offers three well-proportioned bedrooms and a contemporary bathroom whilst the third floor has the master bedroom.

With views of Ben Lomond and Isle of Arran, Ballochney Brae offers an idyllic countryside setting., far enough away from the hustle and bustle of city life, but conveniently close enough to the towns of Airdrie and Drumgelloch.

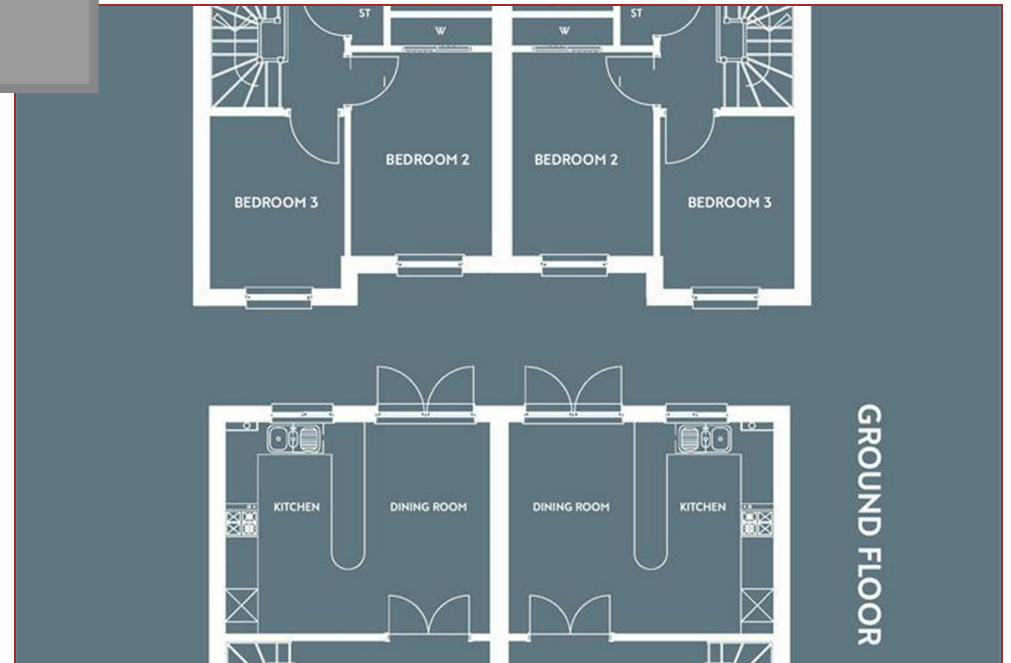
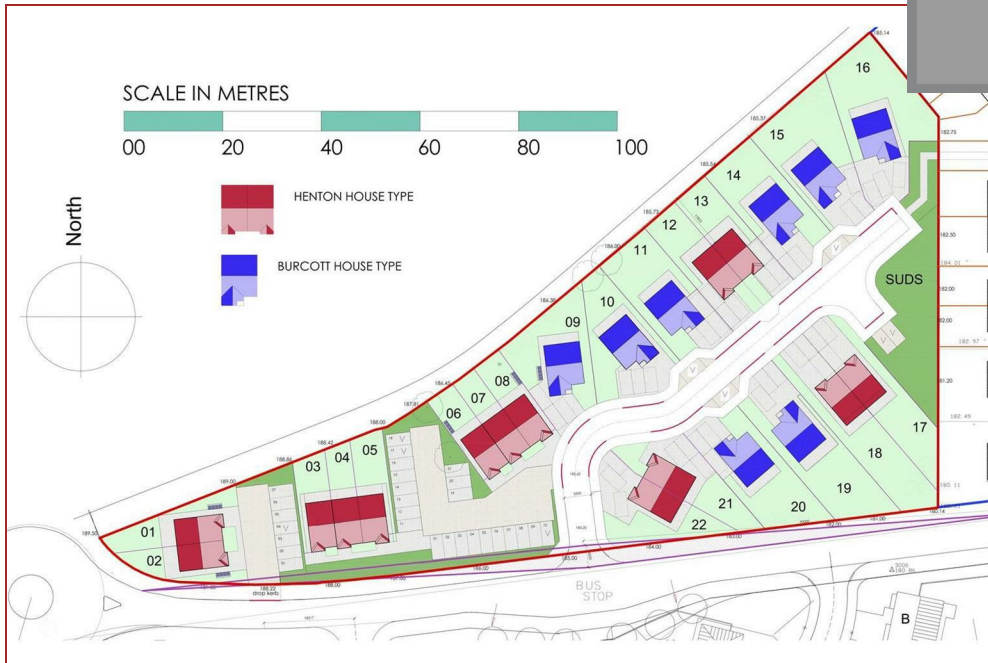
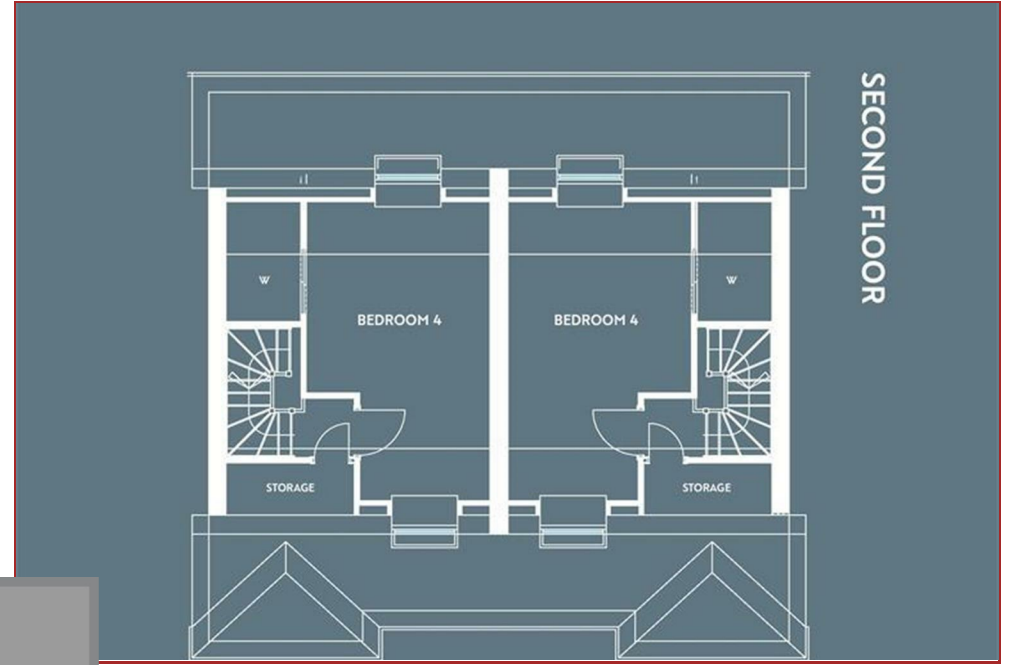
And should you need to dip back into city life, the M8 motorway is a short drive away, allowing you easy access to both Glasgow and Edinburgh.

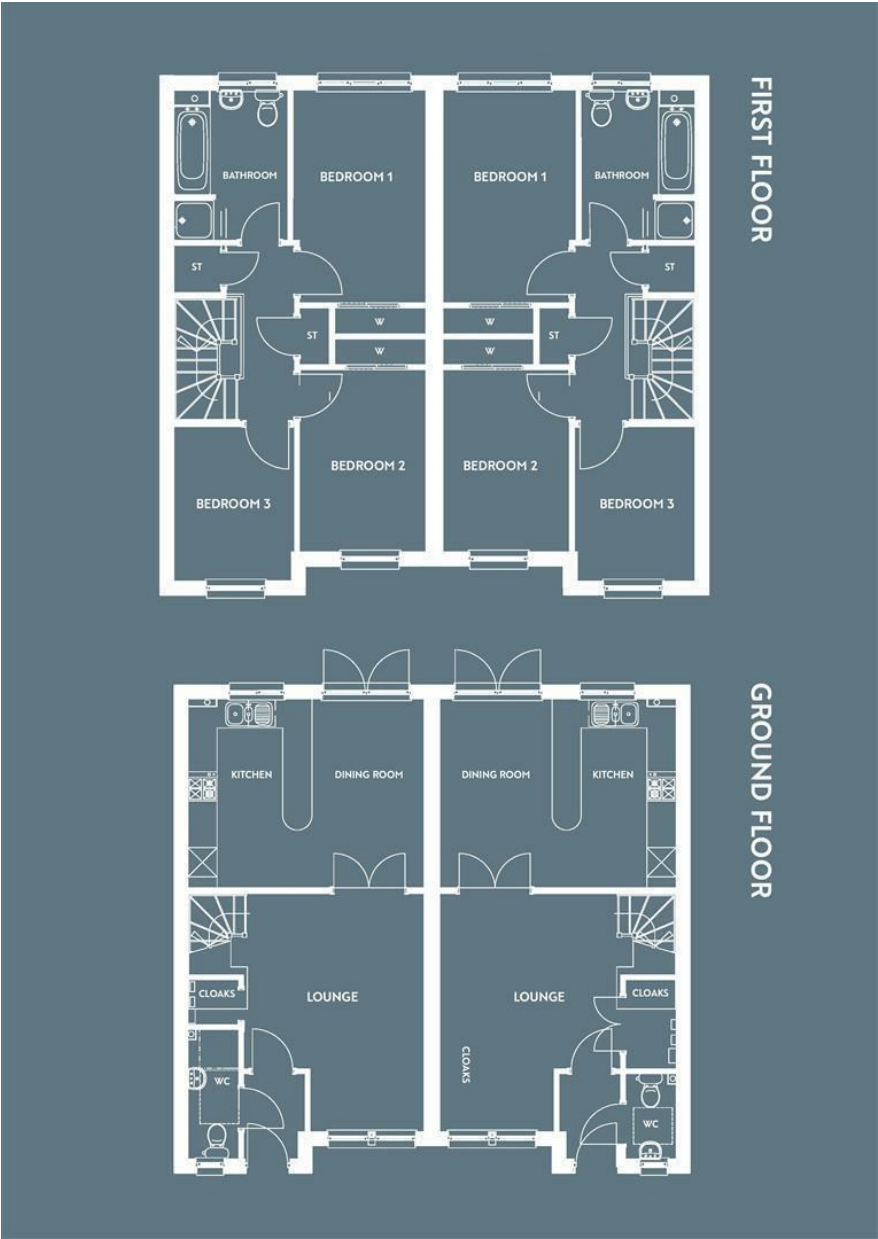
Lastly, with children's play areas and local schools only a short walk away, Ballochney Brae really is the ideal space grow, for you and your family.

Pictures for illustrative purposes only



sq ft | EER =





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.