

55 Colonsay

EAST KILBRIDE, GLASGOW, SOUTH LANARKSHIRE, G74 2HF



An excellent four-bed Mid-terrace property, beautifully upgraded to a great standard, walk-in condition



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We are delighted to bring to the market this excellent four-bed mid-terrace family home, benefiting from an extensive series of upgrades and offered to the market in absolute walk-in condition. The property is nestled beautifully in a quiet cul-de-sac in a popular family-friendly street, within the St Leonards district of East Kilbride, it's an area that's well known for its neighbourly spirit. This property makes a perfect family home, given the number of upgrades it has benefited from and the accommodation which is well suited for any young family.

THE LIVING ROOM



The accommodation consists of a bright and spacious lounge, which given its size and shape would suit a range of furniture configurations.

THE KITCHEN



The accommodation consists of a bright and spacious lounge, which given its size and shape would suit a range of furniture configurations. The bright and modern kitchen makes a fantastic hub for the family around meal times. It is perfect for the home, finished in an attractive range of fitted units, with a fantastic gas range, extractor/filter hood with ample space for a free-standing washing machine and fridge and freezer. Freestanding appliances may be available by separate negotiation. The ground floor is completed by a good-sized fourth bedroom with ample space for free-standing furniture.



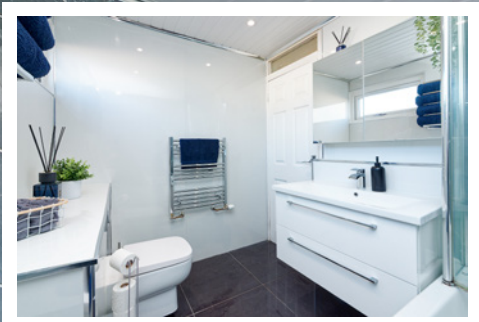
BEDROOM 4





The beautifully fitted family bathroom is stunning, bright and very fresh, finished in a white suite with a shower over the bath and a stylish chrome radiator. There is always an instant supply of hot water for long refreshing showers. Upstairs, there are a further three good-sized bedrooms, all with space for free-standing furniture. There are also ample cupboard spaces in the home to help keep everything in its place.

THE BATHROOM



BEDROOM 1



BEDROOM 2



BEDROOM 3

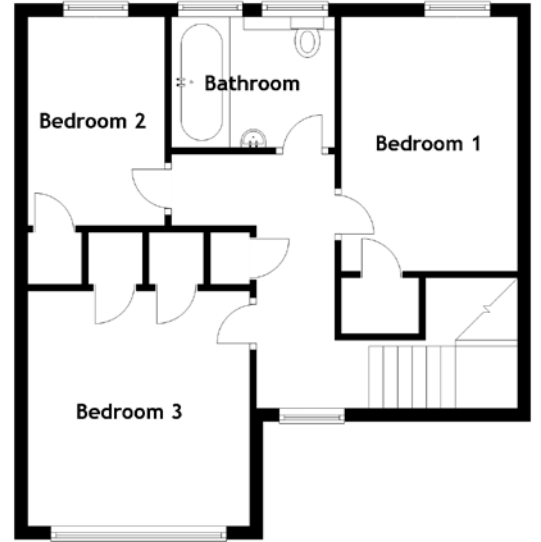
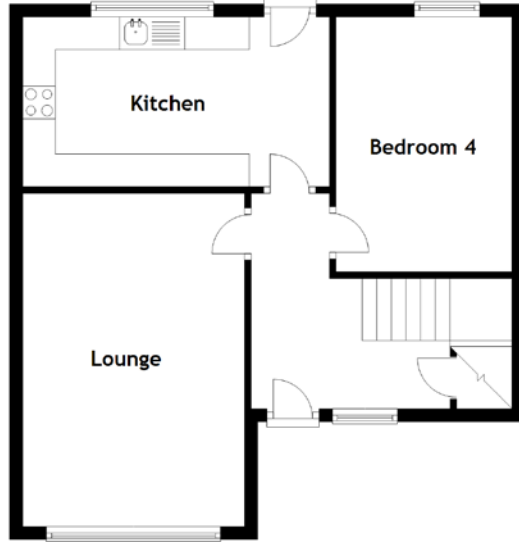


The property has a great garage and a mono-blocked driveway. The garden space is secure, making it ideal for children and pets and communal parking is also plentiful towards the rear of the property. The icing on the cake is the low-maintenance decked area, on sunnier days it makes a great spot to enjoy the sunshine. This is a great home given the accommodation, and the huge range of upgrades, which include new external render, CCTV security cameras, new double/triple glazing and a new boiler and central heating system. It would make an ideal buy for any first-time buyers or a young family or even a great investment property for a smart Buy-To-Let investor. Early viewing is an absolute must.

EXTERNALS



FLOOR PLAN, DIMENSIONS & MAP



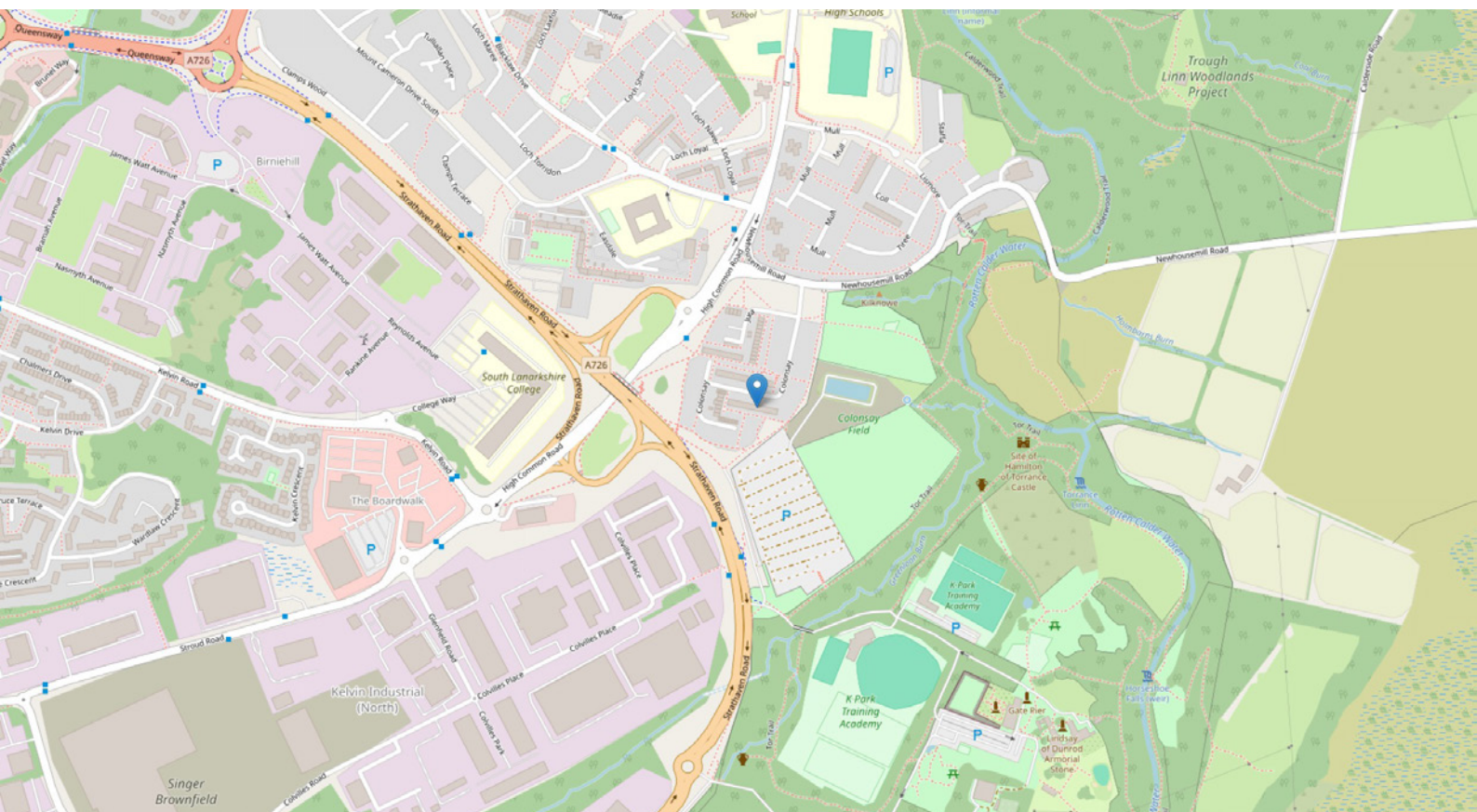
Approximate Dimensions (Taken from the widest point)

Lounge 5.10m (16'9") x 3.40m (11'2")
 Kitchen 4.70m (15'5") x 2.60m (8'6")
 Bedroom 4 3.90m (12'10") x 2.70m (8'10")
 Bathroom 2.50m (8'2") x 2.00m (6'7")
 Bedroom 1 4.00m (13'1") x 2.75m (9')
 Bedroom 2 3.20m (10'6") x 2.05m (6'9")

Bedroom 3 3.60m (11'10") x 3.40m (11'2")
 Garage/Storage 5.50m (18') x 3.60m (11'10")

Gross internal floor area (m²): 98m²
 EPC Rating: C

Extras: Freestanding appliances may be available by separate negotiation.



THE LOCATION

The quiet neighbourhood of St Leonards in East Kilbride is a great place to live and commute from.





The transport links by bus and rail are frequent and it is a mere twenty minutes to the heart of Glasgow city centre. For those travelling by car, the main motorway links are close at hand, meaning all areas of central Scotland are easily accessible on a daily basis. There is a good range of schools within easy reach and East Kilbride shopping centre amenities are very nearby, making it a very popular place to call home.



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