



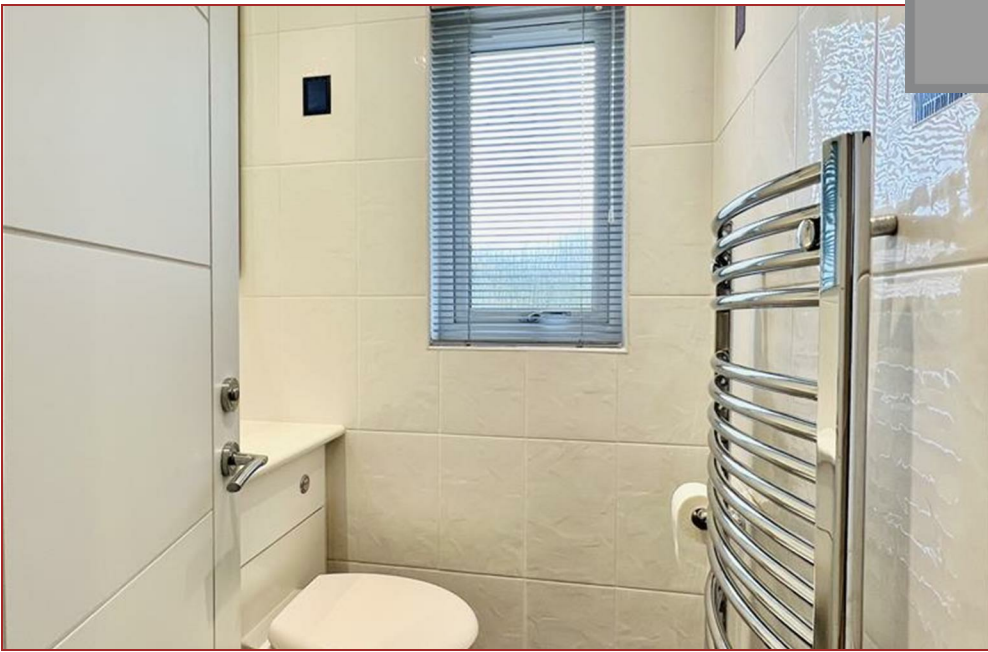
RESIDENCE

18 Overton Park, Strathaven, ML10 6UW

www.residenceestateagents.co.uk



RESIDENCE



4 Bedrooms | 3 Public Rooms | 2 Bathrooms

Located within a desirable residential cul-de-sac, this recently modernised and upgraded 4/5 bedroomed detached villa is a lovely family home offering an array of versatile and spacious apartments.

The home is in walk in condition and offers accommodation that consists of; welcoming reception hallway with staircases to the upper floor and lower level integral garage, sizeable living room with aspects to rear and patio doors leading to a balcony at the front, sitting room that could be used as a 5th bedroom if required, modern fitted kitchen with a range of base and wall mounted storage units with worktop surfaces, open plan dining room with aspects to rear whilst there is a separate utility room. The upper floor offers 4 bedrooms of which the master has its own contemporary fitted ensuite bathroom whilst there is a separate, stylish designed and fitted family shower room.

Features of the property include gas central heating, double glazing, monobloc driveway and double integral garage.

Further features include established gardens to the front, side and rear.

Early viewing of this spacious, well finished and versatile family home is highly recommended in order to fully appreciate the size, style and setting on offer.

Overton Park is a sought-after and popular residential cul-de-sac, located off Hamilton Road. Strathaven is an admired and desirable Market Town which offers an excellent mix of shopping facilities and sports facilities including swimming baths, bowling clubs, golf courses, public parks and country walks. The area is highly regarded for its schooling whilst for those commuting, there are excellent road links to the surrounding towns including East Kilbride, Hamilton and also links to the M74 motorway which connects the M8 motorway to Glasgow and Edinburgh.



1851.00 sq ft | EER = D



RESIDENCE





RESIDENCE



Viewing by appointment with Residence Strathaven

T: 01357 572222 | E: strathaven@residenceestateagents.co.uk | A: 3 Bridge Street, Strathaven, ML10 6AN



Floor Plan measurements are approximate and are for illustrative purposes only.
While we do not include the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your solicitor 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.