



Calderwood  
38 Salisbury

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Slater Hogg & Howison  
Estate Agency & Lettings



**38 Salisbury, Calderwood, East Kilbride,  
G74 3QE**

Rarely available larger style four bedroom mid terraced villa situated within Calderwood.

The property has been well maintained and upgraded by the current owners and early viewing is advised to avoid disappointment. The property comprises a spacious reception hallway which provides access to all accommodation. The front facing modern décor lounge is a great size, the kitchen is well presented with a good range of wall and floor mounted units, integrated oven, hob and dishwasher. There is also a breakfasting bar and a free standing fridge freezer. There is also a dining room/bedroom four with built in storage space.

The upper level comprises three good sized bedrooms, a modern WC and bathroom. The property is further enhanced by gas central heating, double glazing and solar panels. The property has also been re rough casted by the current owners and has a good sized rear garden.

Early viewing is advised to avoid disappointment.

Please refer to published Home Report for EER Band.

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**Vendors:**  
Clients of Slater Hogg & Howison

**Viewing:**  
By appointment through Slater Hogg & Howison

**Office Contact:**  
01355 220556  
**Reference:** EAE200002

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### Room Dimensions...

Lounge	16'4" x 11'4" (4.98m x 3.45m)	Bedroom 2	12'8" x 9' (3.86m x 2.74m)
Kitchen	11'4" x 8'10" (3.45m x 2.7m)	Bedroom 3	10'6" x 6'9" (3.2m x 2.06m)
Dining/Bedroom 4	12'5" x 9'1" (3.78m x 2.77m)	WC	6'2" x 3'3" (1.88m x 1m)
Bedroom 1	12' x 11'4" (3.66m x 3.45m)	Bathroom	6'2" x 4'11" (1.88m x 1.5m)

Your local office...

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