

Joyce Heeps Homes Ltd
E.K. Business Park
14 Stroud Road
East Kilbride
G75 0YA



Vickers Place, Merlin Gardens, East Kilbride, G74 4FW

Joyce Heeps Homes are delighted to market "The Craigstone", a four-bedroom detached villa with driveway and detached garage built by Barratt Homes. It is set within Merlin Gardens close to Kingsgate Retail Park, regular bus services, and the motorway network.



Features

Monobloc driveway

Detached garage

Open kitchen/dining room including integrated appliances.

Utility room

Cloaks WC

En Suite shower room & Family bathroom

Gas central heating

UPVC double-glazing

Solar Panels

East Kilbride's Local Estate Agent

www.joyceheepshomes.com
info@joyceheepshomes.co.uk

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**Joyce Heeps
HOMES**

01355 571883

Description

Set within Merlin gardens and maintained to the highest standard is "The Craigstone", a four-bedroom detached villa with many features listed.



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It comprises on the ground level of the welcoming hallway, spacious lounge overlooking the front and side, open plan kitchen/dining room, utility room, and cloaks WC.



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The kitchen has high gloss cabinets and includes the integrated electric oven, ceramic hob, extractor, fridge freezer, and dishwasher.



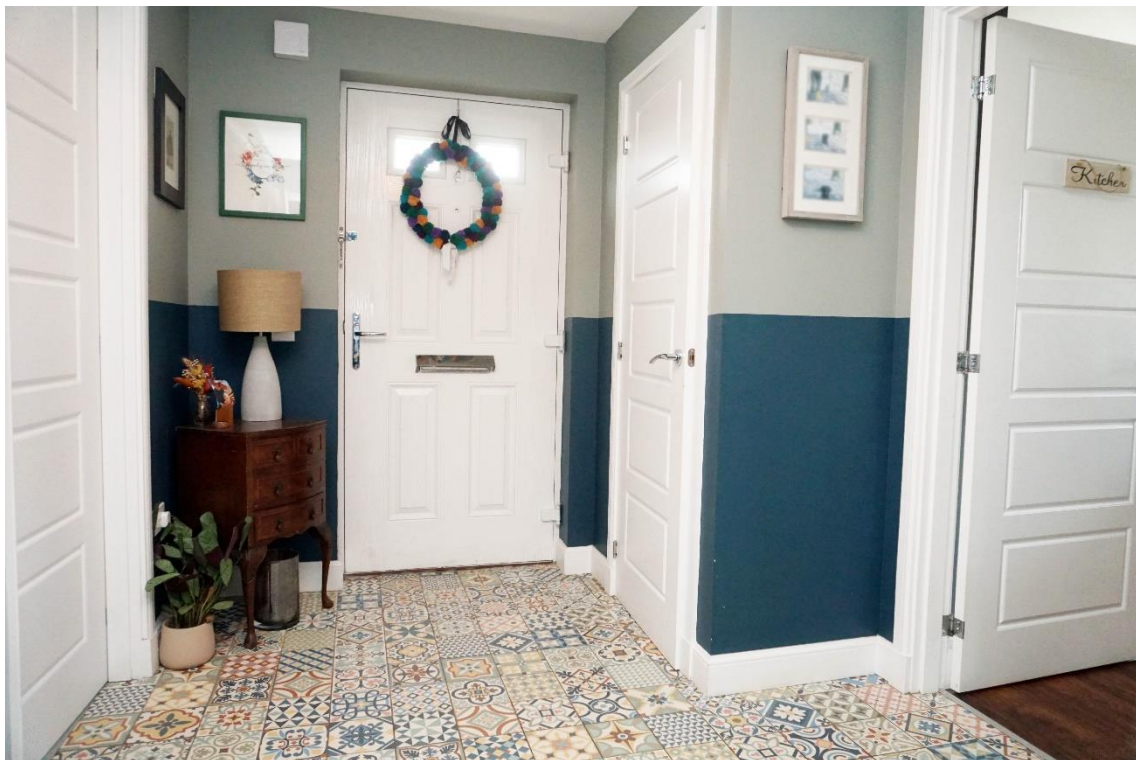
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The utility room has space for the freestanding washing machine and tumble dryer and leads to the open plan kitchen/dining room.



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The upper level comprises of 4 well-proportioned bedrooms, the En-suite shower room, and stylish family bathroom with thermostatic shower over the bath and glass screen.



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The property is very tastefully decorated throughout, has ample storage, and the loft can be accessed from the upper landing.



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The front garden is laid to lawn with mature shrubs and plants. The sunny enclosed side garden is accessed from the dining area, it is laid to lawn with a timber decked patio area, it is surrounded by timber perimeter fencing with gate leading to the monobloc driveway and detached garage.



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The council tax band is F

Location

The property is within the desirable Merlin Gardens development, convenient for East Kilbride Train Station, regular bus services, and the motorway network. It is within easy reach of primary and secondary schools, sports and recreational facilities, East Kilbride Town Centre, Village and Kingsgate Retail Park.

Measurements

Lounge	21'3" x 11'2"	En suite	7'0" x 3'10"
Kitchen/dining room	21'3" x 10'7"	Bedroom	8'4" x 11'6"
Utility room	5'7" x 7'3"	Bedroom	10'8" x 9'0"
Cloaks WC	6'1" x 3'8"	Bedroom	10'8" x 6'0"
Bedroom	10'7" x 8'9"	Bathroom	5'7" x 7'7"

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For more information or to advise your interest please contact:

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Please note that this schedule has been prepared by us, based on the information provided by our client. Photographs and text are for illustrative purposes only. We believe them to be correct, however, no guarantee is offered or implied. If there is any aspect of this schedule that you wish clarified or that you find misleading, please contact our office where further information is available.

No tests have been made of services, equipment or fittings. No warranty is given or implied as to the condition of buildings services, fixtures, fittings etc. All measurements, distances and acres are approximate. Fixtures, fittings and other items are not included unless specified.



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