





Welcome to this stunning 4-bedroom detached family home, where contemporary design meets comfortable living. Nestled in a peaceful cul-de-sac, this modern residence in Robroyston offers an exceptional living experience with its well-thought-out layout, high-quality finishes and expansive gardens.

MQ Assisted Move, Part Exchange and 95% mortgages are available.

#### LOUNGE/DINING

25' 7" x 12' 0" (7.8m x 3.66m) The home boasts an open-plan living and dining area, perfect for family gatherings and entertaining guests. Large windows flood the space with natural light, enhancing the sense of openness.

#### KITCHEN

15' 3" x 12' 7" (4.65m x 3.84m) The state-of-the-art kitchen is a chef's dream, featuring top-of-the-line appliances, sleek cabinetry, and ample counter space.

#### MASTER BEDROOM

14' 4" x 10' 2" (4.37m x 3.12m) Each of the four bedrooms is designed with comfort in mind, offering ample space, three with built-in wardrobes, and large windows that provide beautiful views of the surrounding gardens.

#### BEDROOM TWO

10' 11" x 8' 7" (3.35m x 2.64m)

#### BEDROOM THREE

9' 3" x 8' 7" (2.82m x 2.64m)

#### BEDROOM FOUR

10' 7" x 8' 11" (3.23m x 2.72m)



### BATHROOM

6' 9" x 5' 6" (2.08m x 1.7m) The property includes a stylish family bathroom which is fitted with contemporary fixtures and elegant tiling, offering a spa-like experience.

### EN-SUITE

6' 9" x 6' 0" (2.06m x 1.85m) The en-suite shower room offers a walk in shower, WC and wash hand basin all with sleek, modern finishes.

### WC

4' 11" x 3' 8" (1.52m x 1.14m) A generously sized WC on the lower floor, just off the utility room.

### UTILITY ROOM

5' 4" x 4' 0" (1.63m x 1.22m) A well placed utility room with plumbing for a washing machine and tumble drier.

### GARDENS

The property sits on a large plot with beautifully landscaped gardens and large driveway. The rear garden is a private oasis, featuring a patio area for outdoor dining with lush lawns offering a perfect setting for relaxation and play.

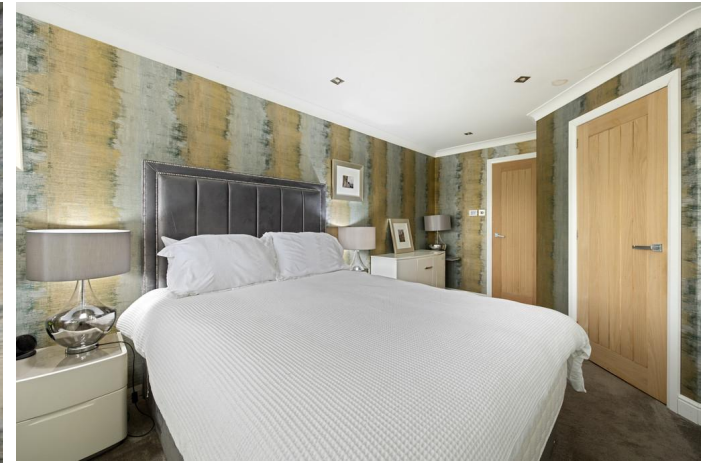
### LOCATION

Robroyston offers a wide range of amenities including schools, a retail park, supermarket, shops, recreational facilities and excellent motorway links, making it an ideal choice for families seeking a blend of modern convenience and serene living.

### VIEWINGS

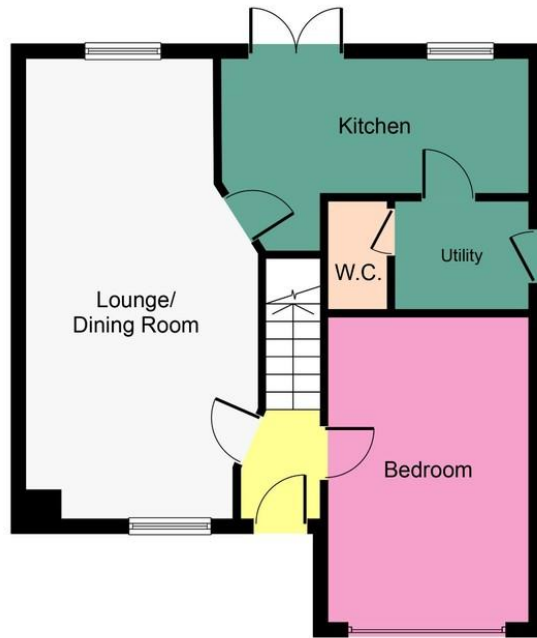
Don't miss the opportunity to make this exquisite property your new home. Schedule a viewing today to experience all it has to offer.



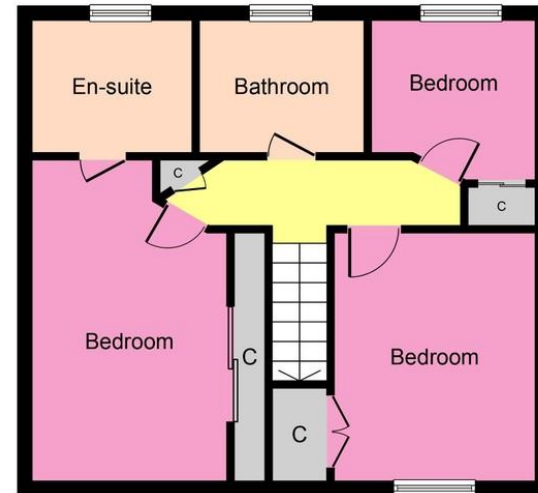




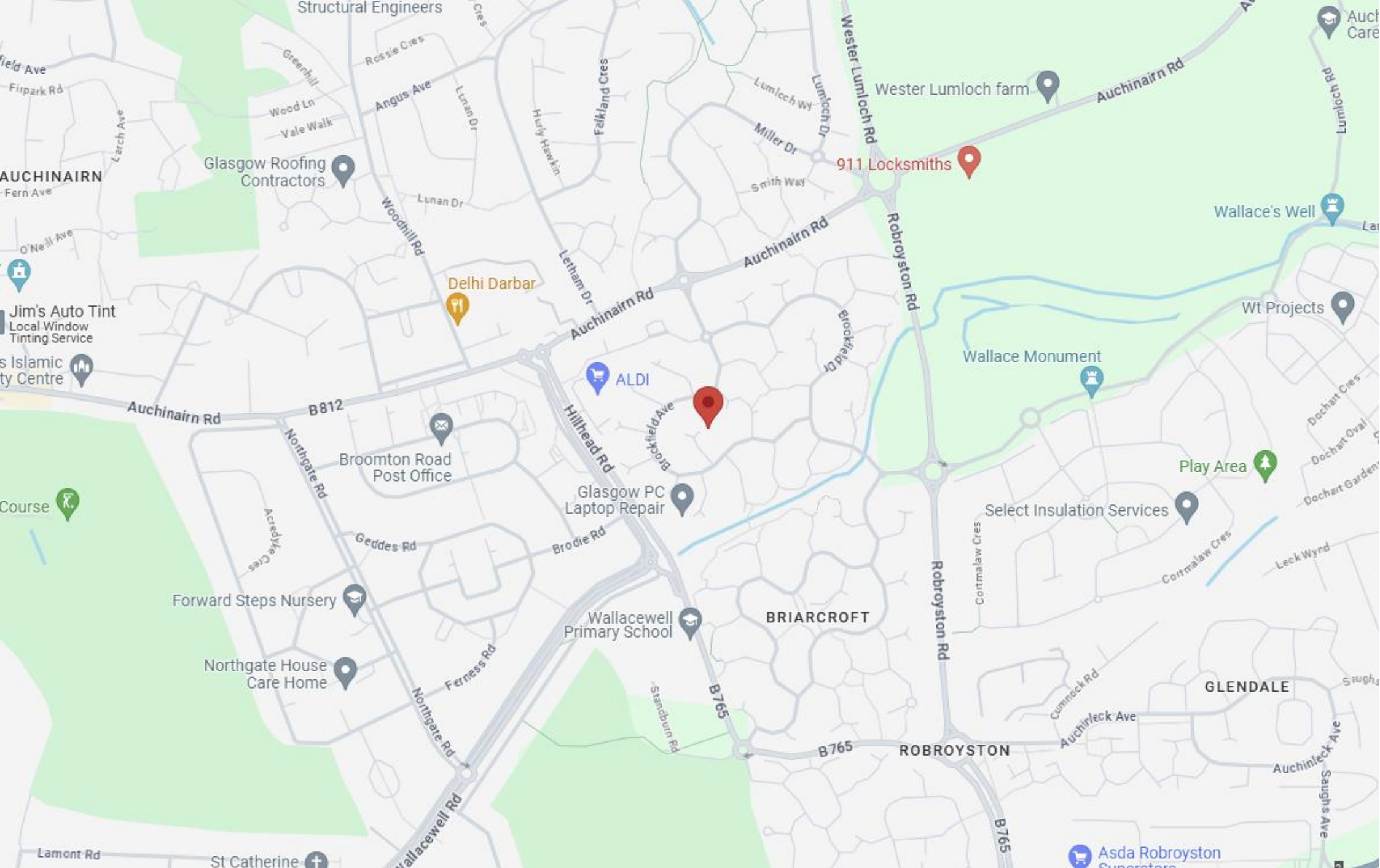




Ground Floor



First Floor



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