





Experience upscale living in this exquisite second-floor flat situated within The Paddock, a highly regarded and modern development in Hamilton, Lanarkshire. Boasting stunning views and high-end finishes, this property promises comfort, style, and convenience.

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

Key Features:

Large Lounge and Dining Area: The spacious open-plan lounge and dining area is the centrepiece of this luxurious flat, featuring a charming box bay window that offers breathtaking views over the local countryside, Hamilton Race Course, Strathclyde Country Park, and Loch.

Modern Breakfasting Kitchen: The sleek and contemporary kitchen is designed for both functionality and style, with ample space for casual dining and high-quality appliances for all your culinary needs. From here you have the fantastic views over the local area too.

Three Double Bedrooms: Each of the three double bedrooms offers generous space and comfort. The master bedroom is a true retreat, complete with an en-suite shower room for added privacy and luxury.

Separate Bathroom: In addition to the en-suite, the flat includes a well-appointed separate bathroom, featuring modern fixtures and a sophisticated design.

Plenty of Storage: Abundant storage solutions are thoughtfully integrated throughout the flat, ensuring a clutter-free and organised living space.



Plush Carpets Throughout: High-quality, plush carpets extend throughout the property, adding a touch of elegance and warmth to each room.

Exterior and Amenities:

Well-Maintained Communal Greenspace: Enjoy access to beautifully maintained communal gardens, offering a tranquil outdoor environment for relaxation and recreation.

Allocated Parking: The property includes allocated parking, providing convenience and peace of mind for residents and guests.

MQ Estate Agents are open 7 days a week: Monday to Friday 8am to 9pm & Saturday & Sunday 8.30am - 9pm to arrange your viewing or valuation appointment.

LOUNGE/DINING AREA

22' 7" x 16' 4" (6.9m x 5m)

KITCHEN

13' 5" x 9' 8" (4.1m x 2.95m)

MASTER BEDROOM

14' 4" x 10' 2" (4.37m x 3.1m)

BEDROOM TWO

15' 1" x 9' 1" (4.6m x 2.77m)

BEDROOM THREE

10' 9" x 8' 2" (3.28m x 2.5m)

BATHROOM

7' 4" x 6' 9" (2.26m x 2.08m)

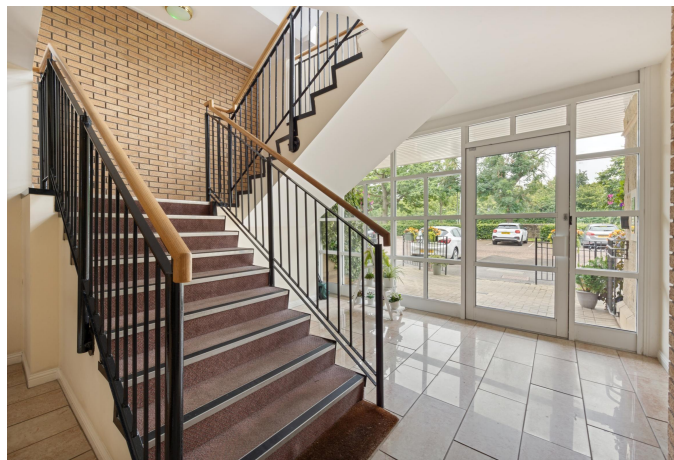
EN-SUITE

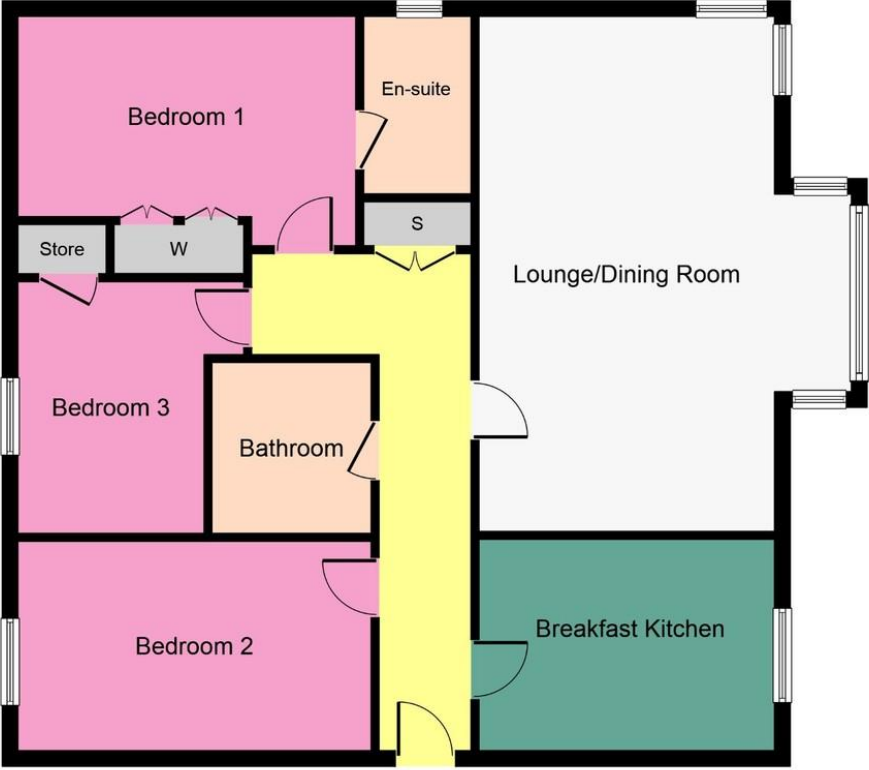
8' 3" x 4' 7" (2.54m x 1.42m)

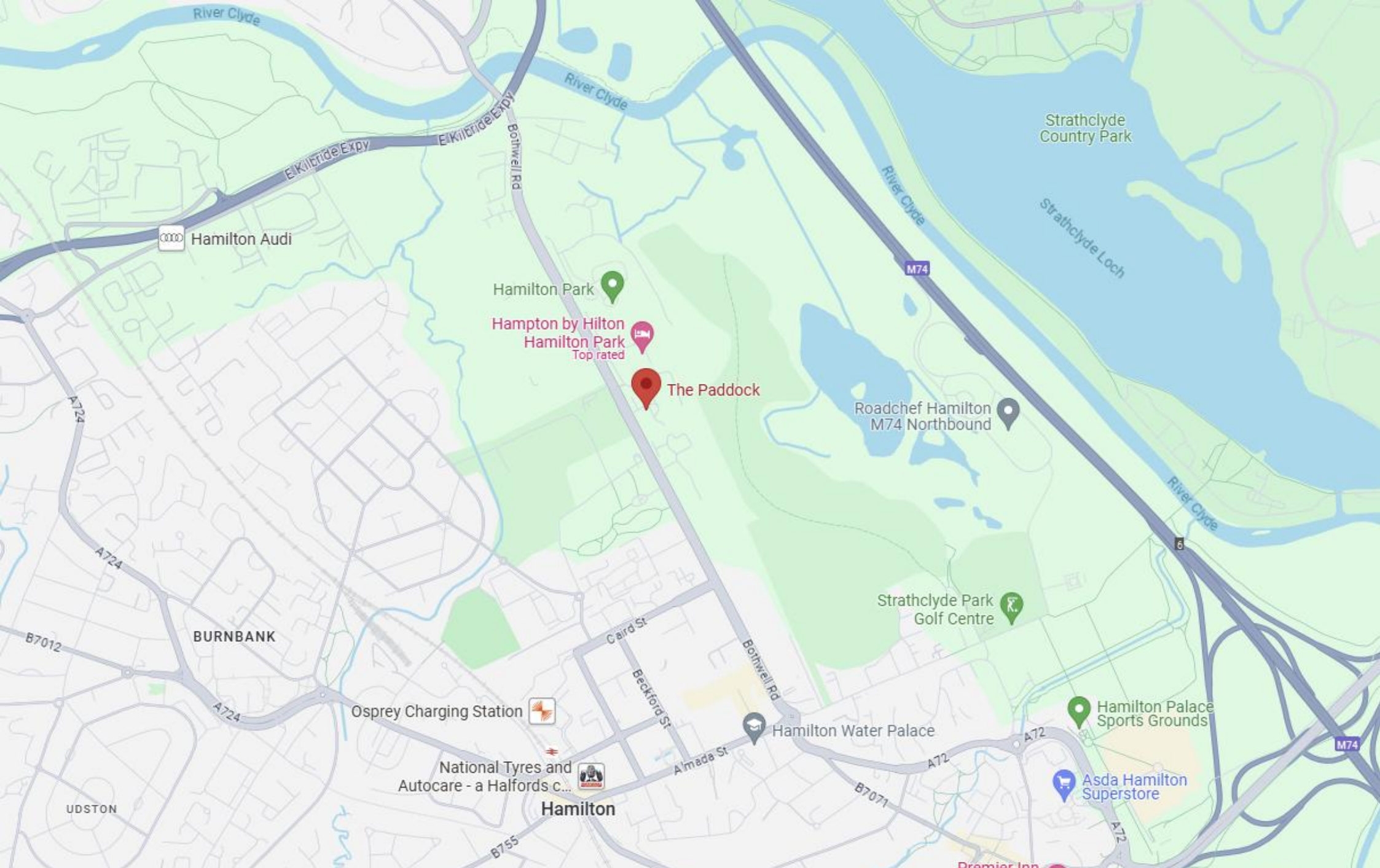












Call free on 0800 074 8585

www.mqestateagents.co.uk

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