E.K. Business Park 14 Stroud Road East Kilbride G75 0YA



# Vancouver Drive, Westwood, East Kilbride, G75 8NL

Joyce Heeps Homes are delighted to market this rarely available four-bedroom semidetached villa with conservatory which has been very well maintained throughout with many features listed. It is convenient for Hairmyres Train Station, regular bus services, Primary and Secondary Schools and sports and recreational facilities.



#### **Features**

Rarely Available

Downstairs cloaks/WC

Downstairs 4th bedroom/Study

Gas central heating (new boiler)

Conservatory

Enclosed south rear garden

Close to primary and secondary schools

Convenient for Hairmyres Train Station

Regular bus and rail services

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#### **Description**

This very well maintained four-bedroom semi-detached villa is a credit to the current owners and would make an ideal family home.





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It comprises downstairs of the welcoming entrance hallway, spacious lounge/dining room, conservatory, breakfasting kitchen, newly fitted downstairs cloaks WC and fourth bedroom/ office.

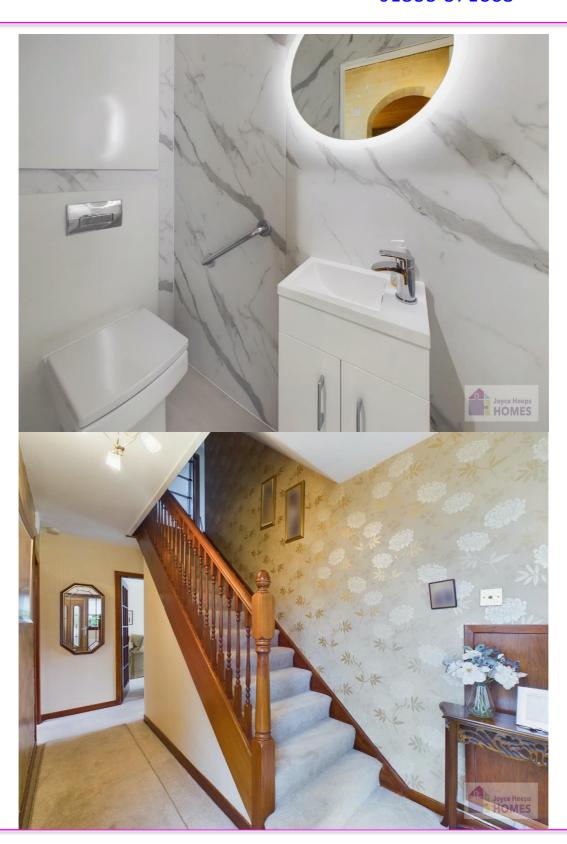




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The upper level has three well-proportioned bedrooms all with ample storage, and fully tiled family bathroom.





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The property has neutral décor throughout and allows access to the loft from the upper landing.





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The front garden is laid to mainly to lawn with garden gate at side giving access through to the rear garden. The south facing rear garden is laid to lawn with mature plants and shrubs, has patio area and is surrounded by mature hedging.





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#### The council tax band is D

#### Location

The property is situated within Westwood convenient for Hairmyres Train Station, regular bus services and East Kilbride Town Centre. It is close to all local amenities and primary and secondary schools, and East Kilbride boasts a wide and varied range of shops and amenities, including sports centres and numerous recreational facilities.



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#### Joyce Heeps Homes Ltd.

For more information or to advise your interest please contact:

Joyce Heeps Homes Ltd East Kilbride Business Park Stroud Road East Kilbride G75 0YA

Tel: 01355 571 883

Email: joyce@joyceheepshomes.co.uk

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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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