



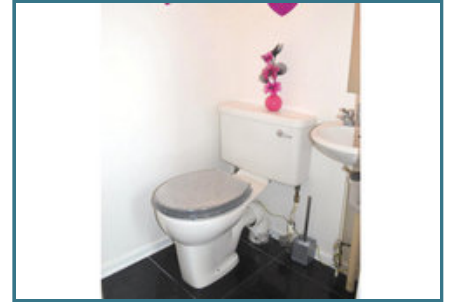
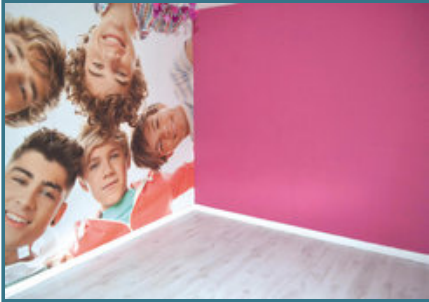
### **End Terraced Villa**

5 Turnlaw , East Kilbride, Glasgow, G75 0RQ

**Offers Over £104,995**



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This charming family home has been much improved by the current owners and is brought to the market in walk in condition. There is an entrance vestibule and useful downstairs WC with low flush WC and wash hand basin. The lounge is a lovely large room which has hard wearing and high quality granite flooring. There is a window formation to the front and the rear and a large walk in storage cupboard.

The staircase to the upper floor and mezzanine is on open plan with the lounge. Off the lounge is a dining room/third bedroom and also on this floor is the recently refitted modern fitted kitchen which has a range of base and wall mounted units, with concealed LED lighting, work surfaces, ample power points, appliances, and there is a door to the rear garden. Upstairs there are a further two double bedrooms and the family bathroom which has a low flush WC, wash hand basin and bath.

There is a storage cupboard for linen and a cupboard housing the central heating boiler. The property has double glazing, gas central heating, and included in the purchase price will be the kitchen appliances and the garden furniture and sheds. There are gardens to the front and rear, the front is mainly lawned for ease of maintenance, and there is a driveway. To the rear there is a lawn, large area of decking and a slabbed patio.

The property is sure to appeal to a variety of purchasers including those downsizing, a family or a couple and as this type of home is rarely available on the open market, the agents would advise an early viewing to avoid disappointment

#### DESCRIPTION

Located in the quiet residential area of Whitehills, this End Terraced family home is in a quiet street yet within easy reach of a host of local amenities which include shops and a supermarket, schools at both primary and secondary levels, and the property is a short distance from the town centre, where there are more extensive shopping and leisure facilities including most high street retail outlets, bars, restaurants a cinema and ice rink. East Kilbride has a mainline train service into Glasgow Central Station and regular buses which serve the immediate area and surrounding. For those who commute by car, the road and motorway networks give access to most centres of business throughout the central belt.

## ACCOMMODATION

LOUNGE	12'6" X 11'3"
DINING ROOM/BEDROOM THREE	12'6" X 6'6"
KITCHEN	13' X 7'7"
BEDROOM ONE	8'2" X 13'8"
BEDROOM TWO	9'6" X 12'
BATHROOM	10'3" X 7'

## EPC RATING

BAND C

## VIEWING:

Telephone Carr Berman Crichton on 0141 341 5328 for more details.

## ENTRY DATE:

Negotiable

## TRAVEL DIRECTIONS:

Travelling towards Greenhills on Greenhills Road, turn left at the roundabout into Quarry Road and then right into Whitehills Road. Turn right into Hawkwood and follow this road to the right turning into Turnlaw. Number 5 is on the left hand side.



DISCLAIMER: Whilst we endeavour to make these particulars as accurate as possible, they do not form part of any contract on offer, nor are they guaranteed. Measurements are approximate and in most cases are taken with a digital/sonic-measuring device and are taken to the widest point. We have not tested the electricity, gas or water services or any appliances. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. If there is any part of this that you find misleading or simply wish clarification on any point, please contact our office immediately when we will endeavour to assist you in any way possible.



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