



AB Properties



45 Hailstonegreen
Forth, Lanark, ML11 8DD
Offers over £99,995



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Immaculately presented three-bedroom end-terraced villa situated within a popular residential area in the village of Forth, only a few miles from the larger towns of Carluke and Lanark.

The property boasts generous accommodation arranged over two levels with the ground floor comprising of a welcoming entrance vestibule with storage, a spacious lounge, and a well-appointed breakfasting kitchen with a large storage cupboard. Upstairs offers a landing, a contemporary shower room, and three double bedrooms - two of which benefit from having fitted wardrobes/storage.

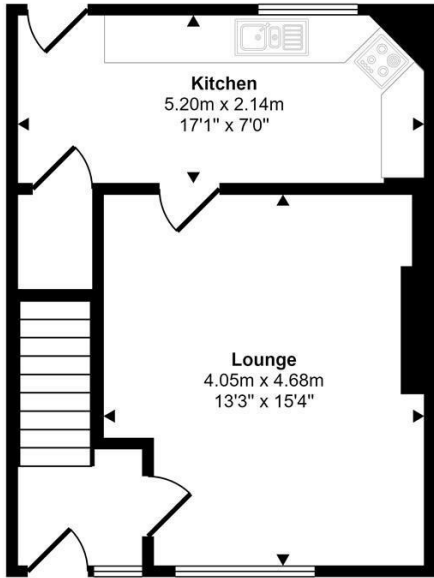
Additionally, the property benefits from oil central heating and double glazing.

Externally there are well manicured lawn to the front and side of the property, and to the rear is a private landscaped garden comprising of a modest lawn and a paved patio which doubles up as a convenient driveway. The rear garden enjoys a backdrop of beautiful countryside views.

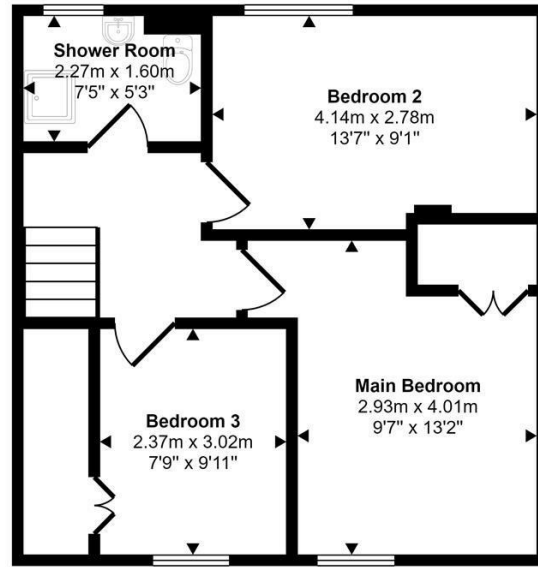
Forth is an idyllic village located only a short drive from the larger towns of Lanark and Carluke. Livingston, with its great shopping centres, is only a twenty minute drive. Edinburgh City Bypass is only a thirty minute drive, giving access to East Central Scotland. The M74 is only a twenty minute journey giving access to Glasgow and the West of Scotland.



Approx Gross Internal Area
81 sq m / 873 sq ft

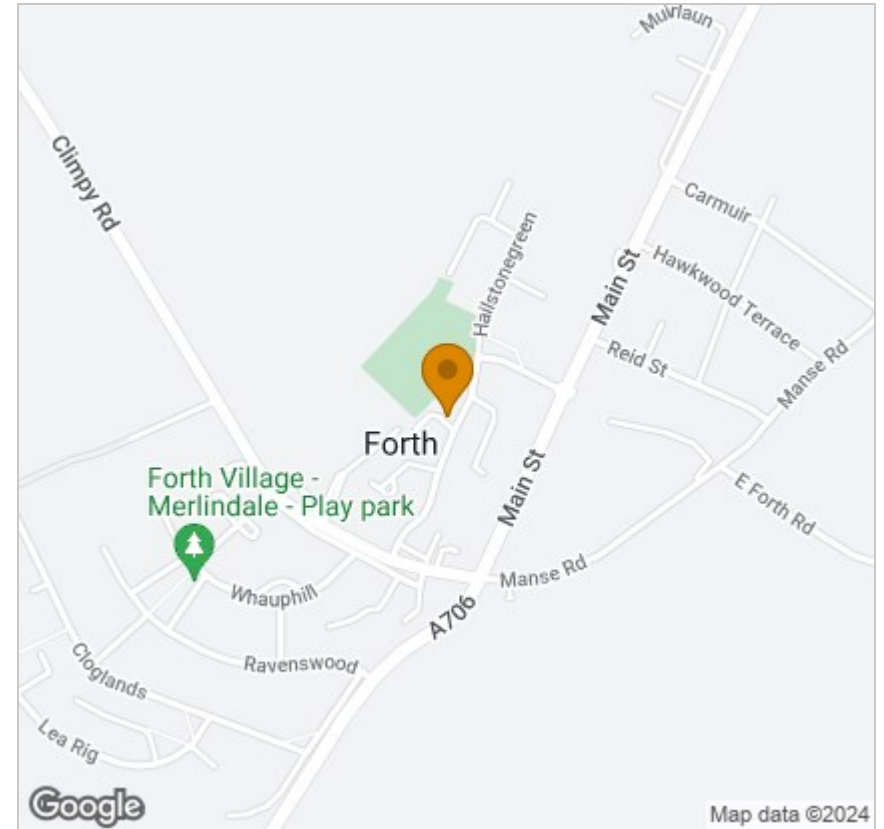


Ground Floor
Approx 36 sq m / 390 sq ft

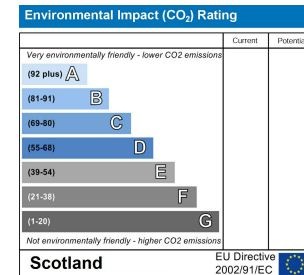
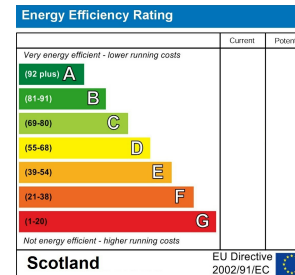


First Floor
Approx 45 sq m / 482 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Energy Efficiency Graph



Viewing

Please contact our AB Properties Office on 01555 660077 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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