



Cumbernauld

33 Blantyre Gardens

O/o £284,995

Stunning 4 bed detached villa in sought after Blackwood area of Cumbernauld

Beautiful detached family home - Private garden with 3 car driveway - Large conservatory - Contemporary interior - EER C



- Stunning family home
- Sought after area
- Large conservatory
- Beautiful contemporary interior
- Garage, gardens & driveway
- Backing onto woodland
- Immaculate walk-in condition
- Energy efficiency rating C

Backing onto woodland and situated on a great plot, is this **stunning four bedroom detached villa** in Blantyre Gardens, in the sought-after Blackwood area of Cumbernauld. Close to Broadwood Loch and the new retail park, as well as Croy station and the M80 motorway. This home is ideally situated for commuting yet is located in a quiet residential area. The property has been significantly upgraded throughout by the current owners and benefits from a stunning conservatory. Internally it also has a large lounge, four bedrooms (principal is en-suite), a main bathroom and a downstairs cloaks. Externally there is a three car driveway and attractive landscaped gardens, including a pond. The full property details and home report can be accessed on the Kelvin Valley website.



Lounge

Spacious lounge with double doors opening out into the hall. Plenty of space for furniture. The room boasts bright contemporary décor, wallpapered walls and laminate flooring. An ideal room in which to relax or entertain guests, with a large feature window providing great natural light.



Dining Room / Conservatory

Fantastic addition to the property, is this large conservatory, which is connected to the stunningly decorated dining room through double doors. A neutral décor and laminate flooring add to this bright well maintained conservatory which is ideal for relaxing and enjoying the sunshine.



Kitchen

Attractive fitted kitchen with beautiful storage units and extensive work surfaces. Includes gas hob and extractor hood. French doors at the rear of the kitchen take you out to the decking area of the garden, as well as providing fantastic light to the room.



Principal Bedroom & En-suite

Large double bedroom with fitted wardrobes offering excellent storage. Triple window to the front, providing great natural light. Carpeted flooring and a neutral décor. Fully tiled En-suite shower room with shower, wash hand basin & W.C.

Bedroom 2

Large double bedroom to the rear, with fitted wardrobes offering excellent storage. Carpeted flooring and a neutral décor.

Bedroom 3

Double bedroom to the rear, laminate flooring and neutral décor. Great size for a kids room.

Bedroom 4

Bedroom to the rear with carpeted floor. Currently used as a home office.

Bathroom

Modern family bathroom, with fitted bath, wash hand basin and W.C. Tiled walls and floor. Heated towel radiator. Textured glass window to the rear.

Cloaks

Contemporary downstairs cloaks, accessed from the main hallway. With wash hand basin & W.C.

Gardens, Garage & Driveway

The rear garden has been landscaped and benefits from a large section of decking, backs onto woodland at the rear. There is also a 3 car driveway to the front as well as a garage.



Heating & Glazing

Gas central heating & double glazing.

Property Summary

Substantially upgraded 4 bedroom detached villa on a great plot, backing onto woodland. A fantastic large conservatory adds space to this already spacious property. The interior is stunning and the property is presented in walk-in condition ready for the new owner just to move straight in. Early viewing is advised to avoid disappointment.

Area Summary

The area of Cumbernauld has a wide selection of local amenities including shops, health & leisure, primary & secondary school and sports facilities as well as a number of historic tourist attractions. Nearby Croy railway station provides a rapid link to Glasgow, Edinburgh and Stirling on to North & South. Major motorway networks are on your doorstep for excellent commuting, yet the area is close to open countryside with many outdoor activities available.

All fixtures and fittings mentioned in this schedule are included in the sale. All others in the property are specifically excluded. All measurements are in feet. Measurements are taken using an electronic measuring device and may therefore be subject to a small margin of error. All photographs are reproduced and included for general information and it must not be inferred that any item is included for sale with the property. This schedule is thought to be materially correct although its accuracy is not guaranteed and it does not form part of any contract.

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Viewings

**By appointment only
through Kelvin Valley Properties**

Office Contact: **John or Paul**

Reference Number: **K2475**



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