

Joyce Heeps Homes Ltd
E.K. Business Park
14 Stroud Road
East Kilbride
G75 0YA



Joyce Heeps
HOMES

01355 571883

Durban Avenue, Lindsayfield, East Kilbride, G75 9PB

Joyce Heeps Homes are delighted to market this substantially extended three-bedroom semi-detached villa with open plan kitchen/family/dining room. It is set within a cul-de-sac convenient for all local amenities, primary and secondary schools and sports and recreational facilities.



Features

| | |
|---|----------------------|
| Driveway | En suite shower room |
| Garage conversion (family room) | Double-glazing |
| Kitchen including integrated appliances | Gas Central heating |
| Cloaks WC | Private rear garden |
| Modern family bathroom | |

East Kilbride's Local Estate Agent

www.joyceheepshomes.com
info@joyceheepshomes.co.uk

Description

Set within Lindsayfield is modern three bedroom detached villa with garage conversion is very well maintained and has fresh décor throughout.



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It comprises on the ground level of the hallway, lounge, dining area, family room, modern fitted kitchen, and Cloaks WC.



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The kitchen has high gloss white cabinets and includes the integrated electric oven, gas hob and has space for all freestanding appliances.



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The upper level comprises of three well-proportioned bedrooms, modern family bathroom with electric shower over the bath and glass screen, and shower room with corner cubicle, electric shower, and heated towel rail.



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It is freshly decorated throughout has ample storage and allows access to the loft from the upper landing.



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The front garden is laid to lawn has monobloc driveway and loose chip area. The private enclosed rear garden is laid to lawn, has a mature planted border, and slab patio area.



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Location

The property lies within Lindsayfield, which is an area increasingly popular with young families. It is developing at a quick pace with a large supermarket and petrol station, retail units and family friendly bar/ restaurant and is conveniently located for both primary and secondary schools. East Kilbride has a wide range of entertainment and sporting facilities, retail shops, restaurants, and bars. It also offers excellent transport links with regular bus and rail services connecting to Glasgow City Centre and motorway links making it popular with commuters.

Measurements

| | | | |
|-------------|---------------|------------|---------------|
| Lounge | 13'8" x 9'9" | Bedroom 1 | 1 7'0" x 8'7" |
| Dining area | 9'5" x 8'11" | En suite | 6'0" x 5'5" |
| Family room | 14'11" x 8'1" | Bedroom 2 | 10'8" X 9'9" |
| Kitchen | 12'3" x 8'11" | Bedroom 3 | 8'2" x 9'5" |
| Cloaks WC | 5'9" x 3'2" | Bathroom 5 | '6" x 6'6" |

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For more information or to advise your interest please contact:

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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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