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6 HILLFIELD DRIVE, NEWTON MEARNS

4/5 | BEDROOMS **3** | BATHROOMS **2/3** | PUBLIC ROOMS

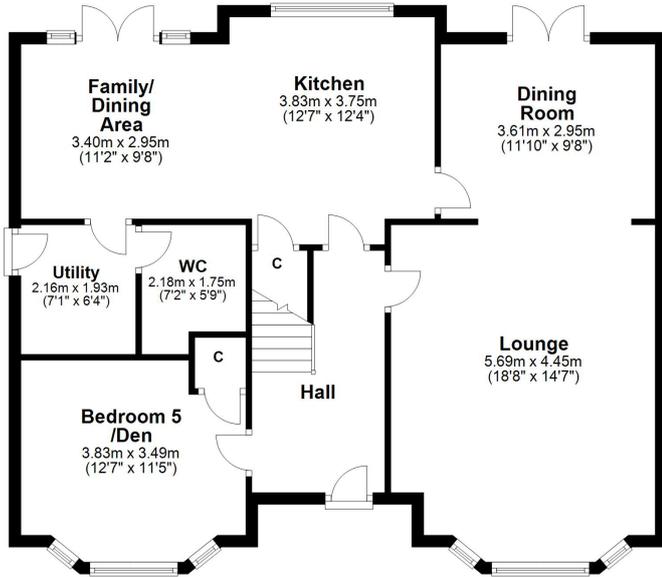
An executive detached villa set within the popular Mearns Grange development.

This impressive modern detached villa by respected housebuilder Mansell Homes, enjoys a highly convenient location within this popular development. The property is set within private, easily maintained landscaped garden grounds and benefits from lovely open aspects to the front.

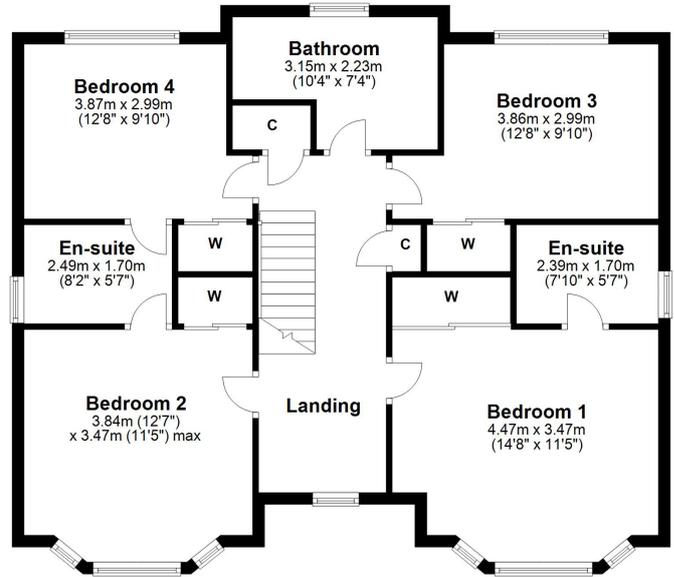
The ground floor accommodation extends to traditional style reception hallway, fantastic bay windowed formal lounge, semi open-plan to a formal dining area with French doors to gardens, designer kitchen area open plan to lovely family/dining area with French doors to gardens at rear. There is a useful laundry/utility room giving access into downstairs WC and the ground floor is completed by a bay windowed double bedroom/TV room with storage adjacent. Feature staircase with oak bannister gives access to bright and spacious galleried upper landing area which leads to a spacious principal bedroom with fitted wardrobes and contemporary en-suite shower room, second spacious double bedroom with Jack & Jill en-suite into third good double bedroom, contemporary main family bathroom and good fourth bedroom. The specification of the property includes a modern system of gas central heating, triple glazing, solar panels, oak internal doors with chrome ironmongery and the subjects are presented in neutral decorative tones throughout.

Externally the property is set within private, easily maintained landscaped garden grounds with patio, lawned areas and feature sleepers/planting beds. Monoblock driveway to side providing vehicular parking leading to detached double garage, fitted with power and light.

Ground Floor



First Floor



NM3748 | Sat Nav: 6 Hillfield Drive, Newton Mearns, G77 6GD

All measurements and distances are approximate. Floorplans are for illustration purposes and may not be to scale.



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LOCAL AREA & AMENITIES

The property is extremely convenient for nearby amenities and of course excellent local schooling, Numerous shops and a variety of restaurants, supermarkets and independent retailers can be found at the nearby Mearns Cross Shopping Centre and Greenlaw Village. An abundance of sports and leisure facilities are available within East Renfrewshire including Whitecraigs Rugby Club, Parklands Country Club, David Lloyd Sports Club, Whitecraigs and East Renfrewshire Golf Clubs, Whitecraigs Tennis Club and Rouken Glen Park which was voted UK's Best Park of 2016, and there are also superb transport links close to hand (Patterton Station and Whitecraigs Station) which provide swift access to the city centre and Ayrshire. The apartment also has easy access to the M77, which also provides swift access to the city centre and the motorway network.

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