



7 LAVENDER DRIVE

NEWTON MEARNS

www.corumproperty.co.uk





3 | BEDROOMS

2 | BATHROOMS

1 | PUBLIC ROOM

A modern semi-detached villa set within landscaped south facing gardens.

This modern semi-detached villa enjoys a popular location within this sought after residential development. Set within landscaped south facing garden grounds, the subjects offer an excellent opportunity to the local marketplace.

The ground floor accommodation extends to traditional style hallway with storage adjacent, modern fitted kitchen with a range of wall and base mounted units, excellent downstairs shower room, and fantastic open plan lounge/dining room with access to gardens at rear. Upstairs a bright and spacious landing area gives access to spacious principal bedroom, second double bedroom, good third bedroom and contemporary main family bathroom. Additional storage provided by way of attic space. The specification includes a system of gas central heating, double glazing and upgraded Karndean flooring throughout. The subjects are well presented, decorated and finished providing a turnkey opportunity to the marketplace.

Externally the property benefits from recently landscaped garden grounds designed for ease of maintenance. Monoblock driveway to front providing vehicular parking.





The property is positioned within close proximity of local shops and amenities at Greenlaw Village with Waitrose Supermarket and Miller and Carter Steakhouse. The Avenue Shopping Mall is a short drive away as are nationally recognised schools. There are excellent communication links via road and rail to the city centre and beyond with the nearest train station being Patterton Train Station. Sports and leisure facilities are well catered for within East Renfrewshire and these include golf clubs, tennis and bowling clubs and Parklands Country Club and David Lloyd Sports Club.

NM4196 | Sat Nav: 7 Lavender Drive, Newton Mearns, G77 6AF

For the full home report visit **www.corumproperty.co.uk**

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



WE'RE **SOLD** ON
YOUR FUTURE



Corum Newton Mearns
134 Ayr Road, Newton Mearns, G77 6EG

Tel: 0141 639 5888

Email: n.mearns@corumproperty.co.uk

www.corumproperty.co.uk