



12 CAVENDISH DRIVE

NEWTON MEARNS

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4/5 | BEDROOMS

2 | BATHROOMS

3/4 | PUBLIC ROOMS

A classically designed traditional detached villa set within the heart of the Broom Estate.

We are delighted to present to the market this classically designed Mactaggart & Mickel detached villa, set within the heart of the Broom Estate. Enjoying a peaceful and secluded setting, within private, level garden grounds with double driveway and large tandem garage, the property is being presented to the market for the first time in over 50 years and offers a wonderful opportunity to the marketplace.

Enjoying broad fronted gardens, 12 Cavendish Drive's ground floor accommodation extends to an elegant, traditional reception hallway with under stair storage, separate cloakroom/WC, delightful bay windowed lounge with focal point living flame fire, rear facing family room with living flame fire and providing direct access onto garden, formal dining room/fifth bedroom, kitchen area linking through to a dual aspect dining area with generous storage, and rear utility area with access to the garden. The upper landing provides access to four double sized bedrooms, main family bathroom and shower room with WC. Good sized partially floored attic. The property has Combi gas central heating with instant hot water and double-glazed windows throughout as well as an alarm.

Set within delightful and mature gardens with double driveway to the front and fully enclosed lawned garden to the rear with west facing patio.





Newton Mearns is one of the most sought after suburbs within the south side of Glasgow. The property is superbly placed for a wide range of amenities and indeed nationally recognised schooling. The property is a short distance away from excellent shopping at The Avenue at Mearns Cross. There are an abundance of sports and recreational facilities found within the district which include excellent golf courses, parks, tennis clubs and there are a variety of country pursuits found nearby. Local train stations include Patterton Station and Whitecraigs Station.

NM4477 | Sat Nav: 12 Cavendish Drive, Newton Mearns, G77 5NY

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



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