



Hyndford Grange, Hyndford, Lanark

Offers Over £489,995 Freehold

5 bedroom detached house for sale

Description

A truly outstanding five-bedroom detached family home, nestled in the picturesque village of Hyndford, Lanark. Mainly entered via Hyndford Bridge, which was constructed in 1772, this is one of only seven architecturally designed homes within the exclusive Hyndford Grange development. This gorgeous home is positioned on one of the best plots in the development, with countryside views stretching as far as the eye can see.

Approached via a large private driveway with the benefit of a double integral garage and a further detached double tandem garage, the property sits within extensive garden grounds that wrap around the front, side and rear of the house, bordered by a combination of brick walling and timber and metal fencing - providing both privacy and an excellent setting for outdoor entertaining and relaxing.

Internally, the accommodation has been thoughtfully arranged to suit modern family life. The ground floor comprises a welcoming lounge and separate sitting room, with the lounge benefiting from a characterful wood burner, together with a formal dining room which can be used as a fifth bedroom, a beautiful dining kitchen with a range of wall and floor-mounted units and integrated appliances. The main attraction is the rear-facing sunroom with a 180-degree panoramic countryside view - perfect for relaxing all year round. There is a handy utility room which leads to the double garage, perfect for additional storage space or parking.



Upstairs, four generous bedrooms are served by a family bathroom and two en-suite shower rooms, offering comfortable and flexible accommodation for a growing family or those who enjoy hosting guests.

The property benefits from gas central heating, UPVC double glazing throughout, Herringbone flooring, and has been finished with painted and papered decoration in neutral tones, ready for its next owners to move straight in.

The property is located on the outskirts of Lanark, by Hyndford Bridge. Secondary schooling is available in Lanark, with local services including shops and supermarkets. The World Heritage Site of New Lanark is an award-winning industrial model village with guided tours of the mill village and a superb riverside walk passing a series of waterfalls. The Clyde Walkway is a forty-mile-long distance walk from Glasgow City Centre to the World Heritage Centre at New Lanark, travelling through industrial areas with spectacular historic and modern buildings, with a mixture of urban and rural, making it a delightful walk with a fascinating history.

There are many interesting walks in the area, including the Hidden Side of the Falls of Clyde, near Lanark, with gorge cliffs and the ruins of Corra Castle. There are a number of golf courses in the area, with the Douglas Water Course by Lanark and the racecourse at Hamilton providing regular fixtures.

Download the home report instantly here (if the link does not show, please visit our website and follow the description):

[https://app.onesurvey.org/Pdf/HomeReport?
q=PZzRRMtGznvzgxp9h%2fJT7g%3d%3d](https://app.onesurvey.org/Pdf/HomeReport?q=PZzRRMtGznvzgxp9h%2fJT7g%3d%3d)

Council Tax Band: G

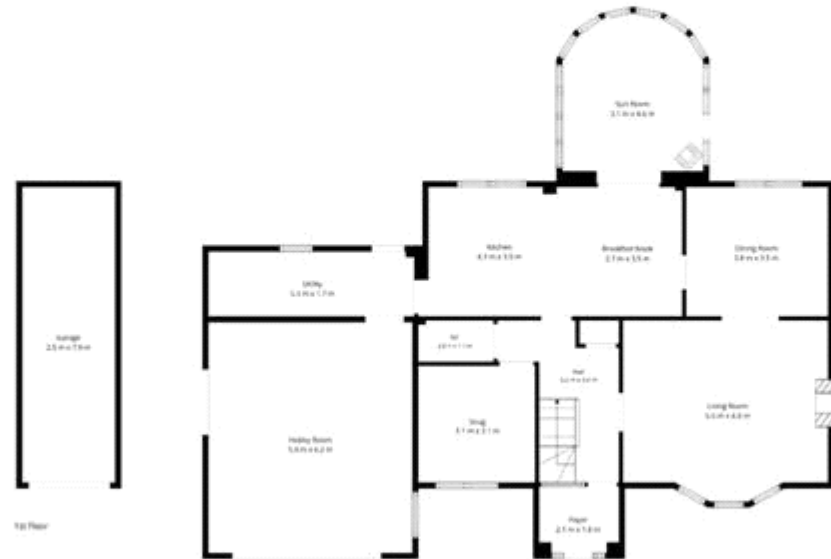
Tenure: Freehold

Parking options: Driveway, Garage, Off Street
Garden details: Enclosed Garden, Front Garden, Private Garden,
Rear Garden

Tenure
Freehold



2nd Floor



1st Floor

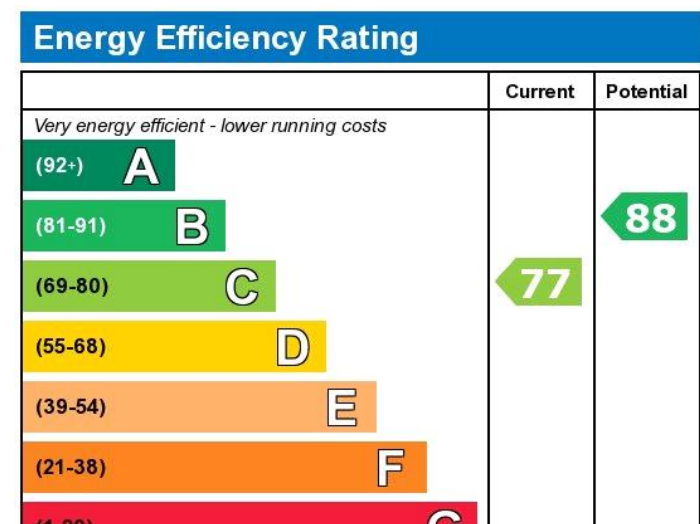
Total: 195 m2

1st Floor: 108 M2, 2nd Floor: 87 m2

Excluded Areas: Garage: 20 M2, Utility: 10 M2, Hobby Room: 34 M2,
Fireplace: 1 M2, Walls: 19 m2



Measurements Are Deemed Highly Reliable But Not Guaranteed. Visit : www.miaa.co.uk



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