

Larch Court, Cambuslang, Glasgow

Offers Over £220,000 Freehold

3 bedroom semi-detached house for sale

Description

A beautifully presented three-bedroom semi-detached home, ideally positioned within the ever-popular Drumsagard Village in Cambuslang. Offering generous accommodation arranged over two levels, a flexible layout and excellent outdoor space with a south-west-facing garden, this appealing home is ideally suited to a wide range of buyers.



The accommodation extends to approximately 104 square metres and begins with a welcoming entrance vestibule leading into a well-proportioned living room. The principal living space provides a comfortable setting for everyday relaxation, while the separate dining kitchen offers an ideal area for family meals and entertaining.

The fitted kitchen provides a practical range of wall and base-mounted units with contrasting work surfaces, while a separate utility room offers valuable additional storage and workspace. A downstairs WC and utility room further enhance the practicality of the accommodation.

On the first floor are three well-proportioned bedrooms, providing excellent flexibility for families, couples or those requiring space for a home office. The property benefits from both a family bathroom, incorporating a three-piece suite with a shower over the bath, and a separate shower room, together providing an excellent level of bathroom provision.

A particularly attractive feature is the former garage, which has been converted to provide additional living accommodation and offers considerable versatility for the successful purchaser.

Externally, the property benefits from a driveway providing off-street parking together with front, side and rear areas incorporating lawns, paving and decking. The enclosed outdoor space provides an excellent extension of the home's living accommodation during the warmer months.

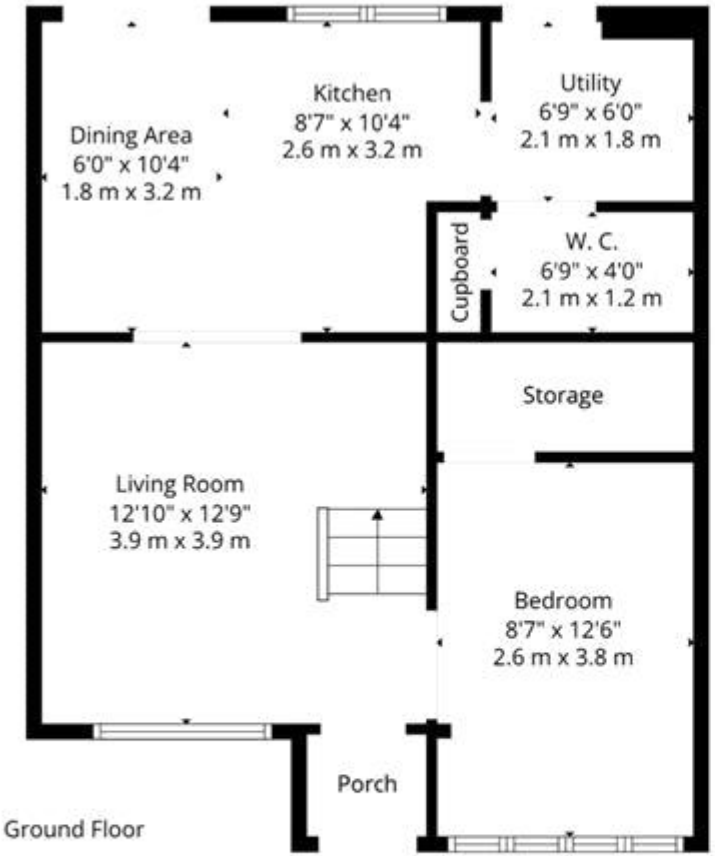
Further benefits include gas central heating, with a new gas central heating system installed in November 2025, and double-glazed windows throughout.

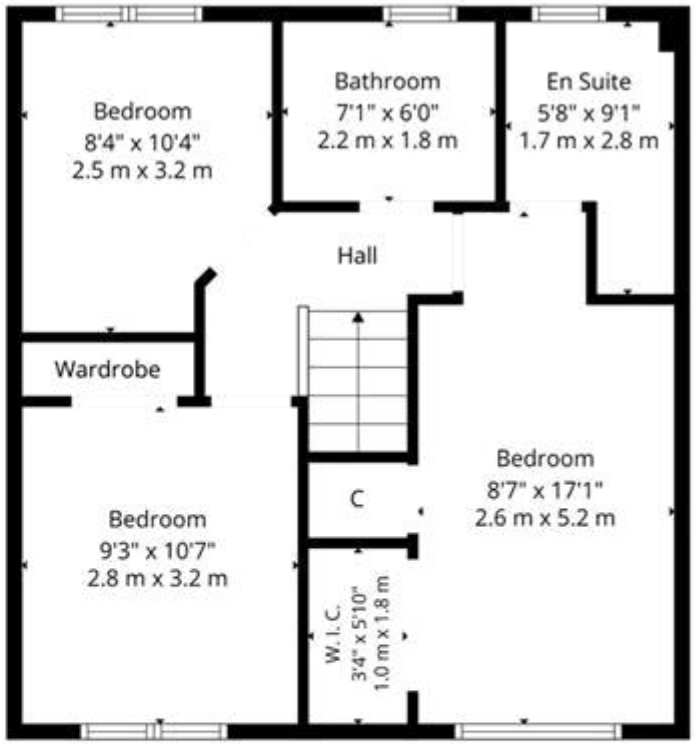
Larch Court is situated within an established residential area of Cambuslang, offering convenient access to a range of local amenities together with established transport links. The combination of generous accommodation, flexible living space, excellent bathroom facilities and private outdoor areas makes this an appealing home that should attract significant interest.

Download the home report instantly here (if the link does not show, please visit our website):
https://app.onesurvey.org/Pdf/HomeReport?q=6peIftHyJVcuejqL2%2be28g%3d%3d

Council Tax Band: E
Tenure: Freehold
Parking options: Driveway
Garden details: Enclosed Garden, Front Garden, Rear Garden

Tenure
Freehold





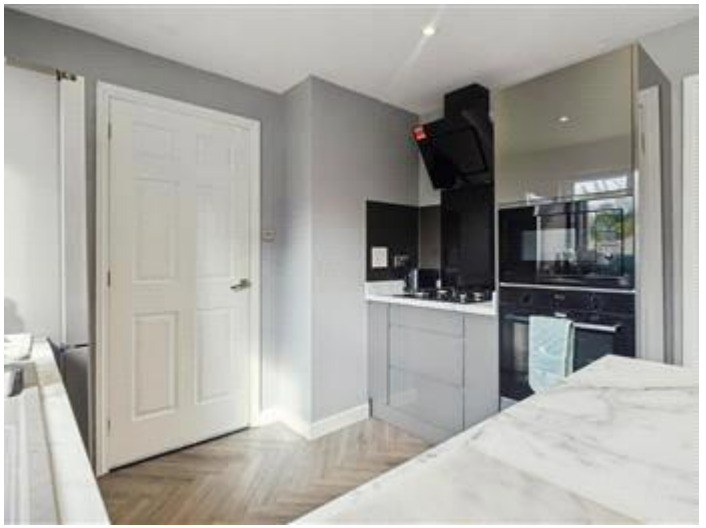
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Total: 1067 sq. Ft, 99 m2
Ground Floor: 558 sq. Ft, 52 M2, 1st Floor: 509 sq. Ft, 47 m2
Excluded Areas: Walls: 71 sq. Ft, 6 m2

All Measurements Are Calculated By Cubicasa Technology - Deemed Highly Reliable But Not Guaranteed. Visit Our Website - https://www.filmworx.co.uk

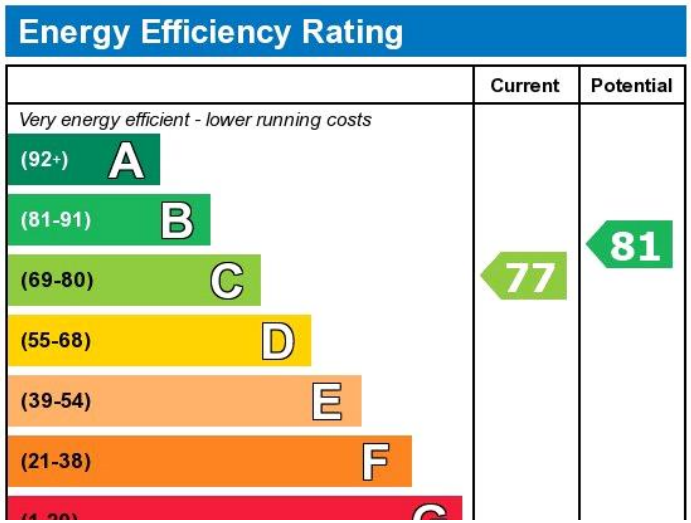












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