



RESIDENCE

24B Westwood Crescent, Hamilton, ML3 8LH

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Viewing by appointment with Residence Hamilton
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2 Bedrooms | 1 Public Rooms | 1 Bathrooms

This two-bedroom main door lower cottage flat is located within an established residential area of Hamilton and may suit a first-time buyer or buy-to-let investor.

The accommodation comprises an entrance vestibule leading to a formal lounge, kitchen, two bedrooms and a bathroom. There are also useful storage cupboards within the property.

Further features include electric heating and double glazing. Externally, there are communal garden grounds to the rear.

Westwood Crescent is located within Hamilton, which offers a wide range of everyday amenities including shops, supermarkets, restaurants, leisure facilities and schooling. Hamilton has regular bus and rail services, with Hamilton Central and Hamilton West stations providing links to Glasgow and surrounding areas. The town is also well placed for access to the M74 motorway network, making it convenient for commuting throughout the central belt.

The property provides straightforward accommodation over one level and is likely to appeal to buyers looking for a main door flat or a potential rental investment.



624.30 sq ft | EER = D

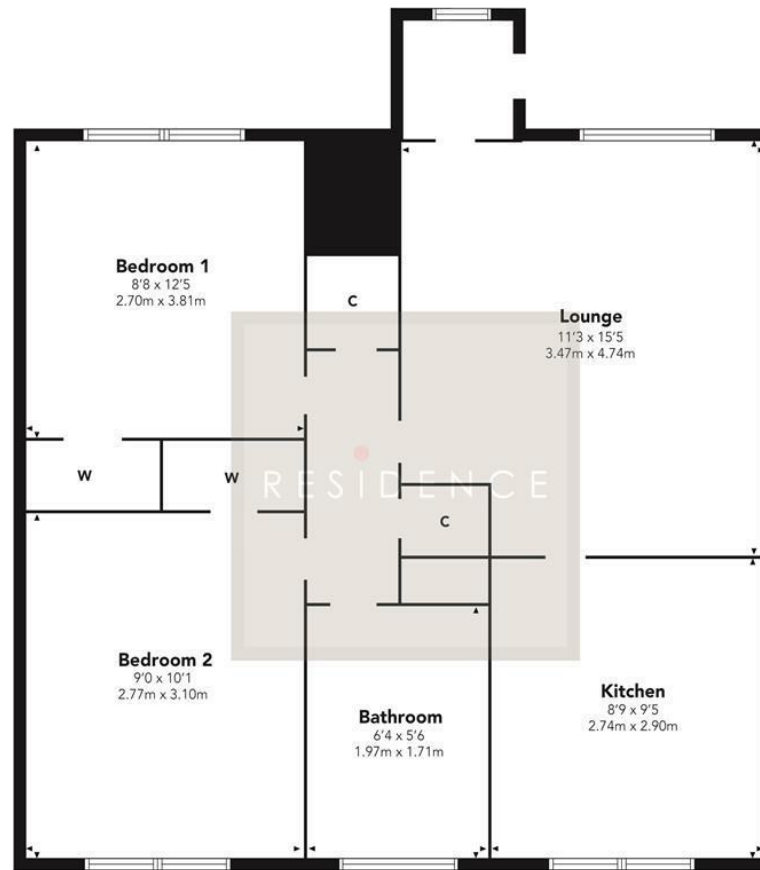


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Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements.

Produced by Plush Plans Ltd

We believe these details to be accurate; however, they do not form any part of a contract. Fixtures and fittings are not included unless specified in the enclosed. Photographs are for general information and it must not be inferred that any item is included for sale with the property. All distances and measurements are approximate. Floorplans may not be to scale and are for illustration purposes only.