



QUEEN STREET, HAMILTON OFFERS OVER £70,000

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On arrival at the property, there is an optional gated entrance, with on-street parking also available for residents and guests. The rear shared garden grounds comprise a neat lawn and benefits from excellent exposure to natural sunlight.

Internally the accommodation does require a degree of modernisation and comprises; reception hallway with storage, a bright and spacious lounge, a fully fitted kitchen, two double bedrooms, and a three-piece bathroom.

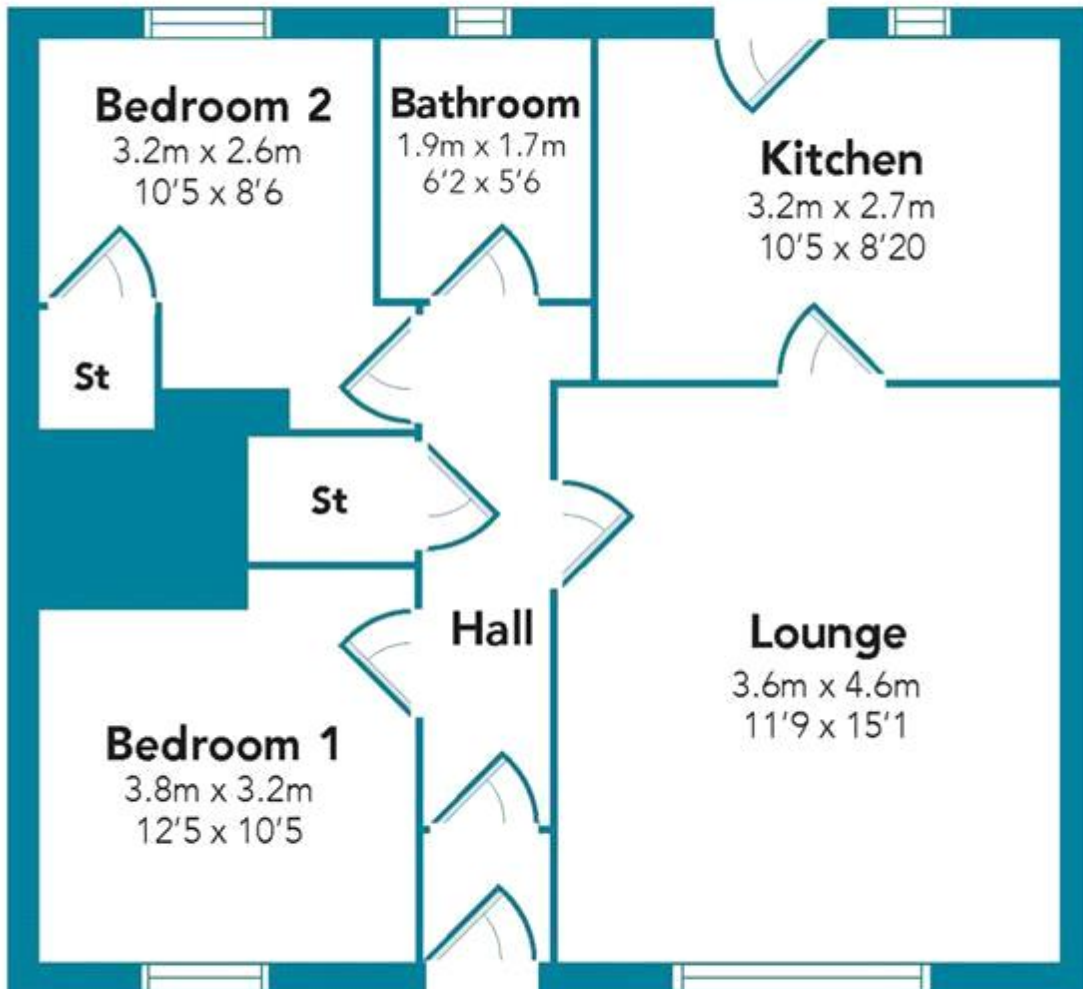
This property is located in an excellent position within the town of Hamilton, allowing for easy travel and access to your local amenities such as great schooling, railway services, and shopping centres with premier shops, bars, and restaurants. This postcode gains you quick and easy access to both the M74 and M8 which allows you to travel for work commitments or leisurely travel.



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Floorplans are indicative only - not to scale

Produced by Plush Plans Ltd



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.