



BOHOME
ESTATE AGENTS

Harrowslaw Drive, Hamilton **Offers Over £370,000**

4 bedroom detached house for sale | Freehold

Welcome to Harrowslaw Drive, a beautiful four-bedroom detached home set within the highly sought-after Brackenhill Park development in Hamilton. With open rear views and a south-facing garden, this impressive family home offers a perfect balance of style, space and natural light.

A spacious entrance hallway with storage leads into two elegant public rooms, creating a versatile layout for modern family living. The main rear-facing lounge is bright and inviting, featuring a bespoke media wall with a living flame fire, soft ambient lighting, and shelving. Neutral carpeting, full-height curtains and views across the garden create a calm, welcoming atmosphere.

The cream shaker-style dining kitchen exudes charm and sophistication, complete with integrated fridge freezer and dishwasher, a Zanussi five-ring gas hob and hood, pull-out larder, and under-unit and kick-plate lighting. Flooded with natural light from French doors and a rear window, it's an ideal setting for family dining and entertaining. A separate utility room provides additional workspace, an integrated washing machine, stainless steel sink and drainer, floor-mounted storage, and a walk-in cupboard. A spacious WC with side window completes the ground floor accommodation.

To the front, a second sitting room offers additional flexibility and comfort, finished with plush carpeting and Roman blinds.

Upstairs, the bright and spacious landing features a large side window and linen cupboard. The principal bedroom is an elegant retreat with not one but two dressing rooms, ceiling-to-floor curtains, and a crystal-style centre light. The en-suite includes Roca sanitary ware, a double shower enclosure and side window. Two further double bedrooms share a stylish Jack-and-Jill en-suite, also featuring Roca fittings and a double shower, while the fourth bedroom is another generous space with plush neutral carpeting and front-facing views.

The main bathroom is beautifully appointed with a separate bath and fully tiled double shower cubicle, complete with a large mirror and Roman blinds.

Externally, the property features a wide grey monoblock driveway, an integral garage currently used as a gym, and a landscaped front garden with shrubs. The rear garden is fully enclosed, offering a paved patio, turfed lawn, and a perfect south-facing aspect for sunny days and outdoor entertaining.

Brackenhill Park is one of Hamilton's most desirable modern developments, popular with families seeking space and convenience. The area offers easy access to local schools, supermarkets, and transport links via the M74, M8 and M73 motorways, as well as Hamilton's two train stations. Excellent leisure and fitness facilities, including gyms, golf courses and Chatelherault Country Park, are all nearby, alongside a variety of cafes, bars and restaurants in Hamilton town centre.

This stunning home, with its impressive interiors and exceptional outdoor space, is sure to win everyone over.

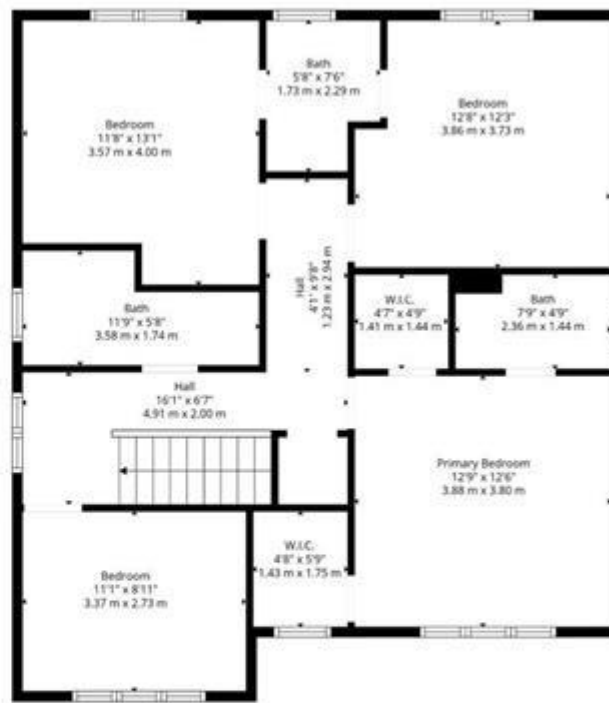
Council Tax Band: F
Tenure: Freehold
Parking options: Driveway, Garage
Garden details: Enclosed Garden, Front Garden, Rear Garden



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.



Floor 1



Floor 2

TOTAL: 1554 sq. ft, 144 m2
 BELOW GRADE: 640 sq. ft, 59 m2, FLOOR 2: 914 sq. ft, 85 m2
 EXCLUDED AREAS: UTILITY: 46 sq. ft, 4 m2, WALLS: 126 sq. ft, 13 m2

Floor Plan Created By Cubicase App, Measurements Deemed Highly Reliable But Not Guaranteed



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (92-) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not energy efficient - higher running costs		Very environmentally friendly - lower CO ₂ emissions (92-) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not environmentally friendly - higher CO ₂ emissions	
73	79	88	90
Scotland The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.		Scotland The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂)	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	