

Fred.

ESTATE AGENTS



30 Roseberry Place

Hamilton

Offers over £47,495



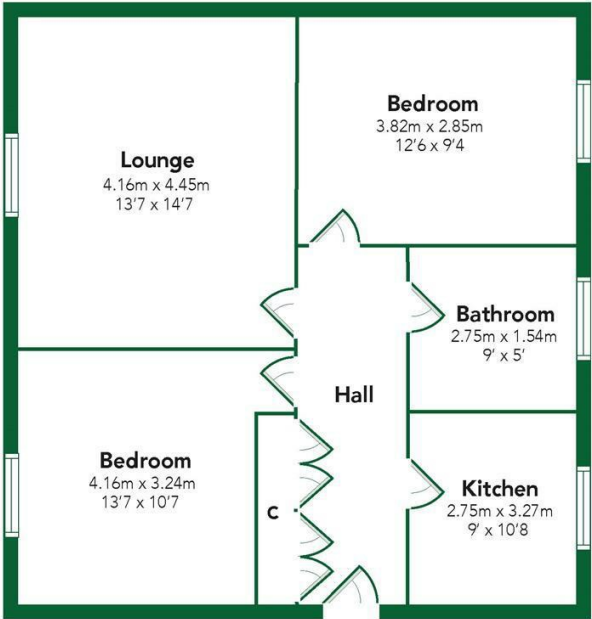




Occupying the preferred top floor position and set within a central location in the town of Hamilton, close to bus and rail links, is this spacious two bedroom apartment.

This property will no doubt appeal to the investor market due to the double digit rental yield it will generate. As you enter the apartment, you are instantly impressed with the spacious layout. The property offers a generously sized hallway with ample storage space, a bright and airy lounge, a spacious kitchen, a family bathroom, and two double bedrooms.

Hamilton offers a great selection of shops, bars, restaurants and leisure facilities all within close proximity. The property is perfectly located for the commuter, with the M74 providing convenient access to the central belt. The town also offers excellent public transport, with train and bus services providing links to the surrounding areas.



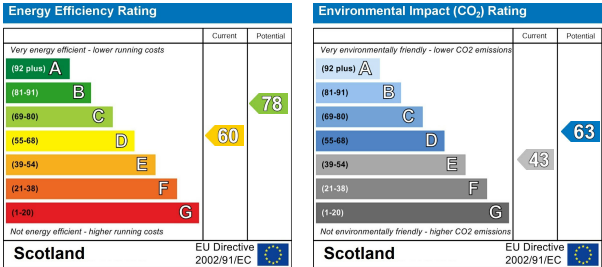
Floorplans are indicative only - not to scale
Produced by Plush Plans Ltd

Viewing

Please contact us on 01698 305618 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph



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