



Mill Street | Rutherglen | Glasgow | G73 2NE

Offers Over £495,000

**moving**

ESTATE AGENTS

Moving Estate Agents are delighted to welcome to the market Mill Street.

A fantastic three/four-bedroom blond sandstone in this sought-after area of Glasgow.

**Property Description**

Mill Street, Rutherglen, is a well-established, leafy district where many of Rutherglen's most influential industrialists and professionals made their homes in the nineteenth century.

This stunning, corner-positioned, blonde sandstone detached villa stands out for its elevated position in the exclusive and highly desirable Rutherglen area of Glasgow. A property of exceptional heritage, dating back to the nineteen hundreds, combines timeless period elegance with modern comfort, offering a rare opportunity to acquire a home of true distinction. Despite its central position, this is an extremely peaceful area. The location offers true convenience that will appeal to a broad spectrum of purchasers, from up-sizers seeking property with ample local amenities to young professionals who wish to take full advantage of this stunning character property tucked away on this cul-de-sac location.

On entering the property through the main double storm doors, you step into a welcoming vestibule, which in turn leads to the reception hall with period features via the main door. From the property's hall with stairs, you will have access to all rooms. To the rear is the formal dining room. The lounge sits at the front, with large bay windows that offer plenty of natural light, overlooking the front gardens. Just off the hall is bedroom four with an ensuite shower room currently utilised as an office. The kitchen sits to the rear, featuring a range of floor- and wall-mounted units and contrasting worktops. Just off the kitchen is the utility space, with access to the substantial rear landscaped gardens, decking, and rear parking via electric gates.

Taking the sweeping staircase from the lower hall to the upper level, you arrive on the half landing with a conveniently placed wc, up again to the main upper hall. There are three good-sized bedrooms, tastefully decorated. The master features built-in storage. Completing the upper level of the property is the family bathroom with a walk-in shower, a free-standing oval bath, a wc, and a basin.

Many original Victorian villas have been preserved, maintaining their historical charm and appeal.

The property further benefits from Gas Central Heating, Double Glazing, off-street parking to the rear with electric gates, a private garden to the rear featuring a storage hut, decking with a seating area and a pergola.

Main Street itself is close to a range of local amenities. With ample local shops on your doorstep, and a larger range of shopping on the Rutherglen main street. The Forge Retail Park is close by and offers a host of supermarkets, shops, bars, restaurants, and transport links. There are regular bus and train services, within walking distance; the bus service provides access to the Royal Alexander Hospital and Glasgow City Centre.

The M8 and M74 motorway network is also close by, leading to Glasgow International Airport, Glasgow City Centre, as well as other outlying pockets.

Whilst we endeavour to provide as accurate information as possible our particulars are for reference only and should not form part of any contract or offer. Measurements are taken

