

15 Kingdom Park View

RAVENSTRUTHER, LANARK, SOUTH LANARKSHIRE, ML11 8FP



*LUXURY BUNGALOW PARK HOME, FIRST CLASS
LOCATION, A TRULY FIVE STAR PROPERTY ALL
ON ONE LEVEL*



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We are delighted to bring to the market this stunning and utterly unique two-bed detached Park Home. Set beautifully in a quiet position on a good-sized plot, with incredible open views, it is quite simply something that needs to be experienced.

Think about an article from a designer homes magazine and it will give you just a hint of the thought and care that has gone into the design and creation of this incredibly luxurious and stunning home.

The truth is, the design, versatility, and accommodation on offer has had no expense spared in the creation of a very high-quality home that would suit the needs of any new owner. The park is 'Residential' thereby affording the new owners the opportunity of selling up their existing home and living here all year round if needs be. This makes it ideal for Retirees or indeed Ex-pats considering buying a place in the sun whilst still retaining a firm foothold back here in 'Blighty'

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Given the one-level layout and the stunning interior finish, this property ticks all the boxes for anyone looking for a truly unique and contemporary home. The property is only months old and is presented in not only immaculate decorative order throughout but having gone through a careful series of upgrades by the current owner, it now culminates in a stunning property that is now several times better than when first built. The accommodation is very contemporary and comprises, an immediately impressive entrance hallway bathed in natural light. It makes a real statement and gives just a hint at the quality and comfort that awaits prospective purchasers, as you enter, you'll be eager to learn more about the delights this unique home has in store.

The spacious lounge is very relaxing, flooded with natural light entering in abundance from the large floor to ceiling windows. The focal point of the room is the beautiful fireplace which contains an electric fire. The size of the room is surprisingly spacious and offers an exceptional choice of furniture layout options.

the lounge





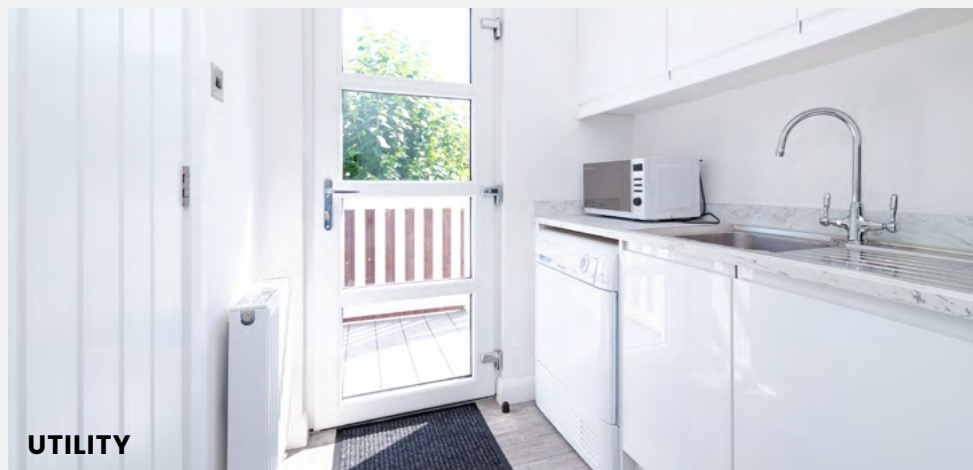
Coming back through to the property the formal dining room like the lounge also offers access to the decks and patio areas, exceptional outdoor/indoor entertainment space for relaxing on warmer days.

The stylish and ultra-clean kitchen area is finished in a beautiful range of white unit doors under immaculate marble worktops, all fitted out to perfection. Think 'Uber' stylish and you will get some sense of the design and attention to detail that has gone into this area of the home. Kitchen appliances include a gas hob, electric oven and grill, integrated fridge freezer and dishwasher. An abundance of LED's light up the food preparation area and throughout the kitchen. It's clear to any viewer this zone of the home has been designed for both style and functionality, and the spacious layout ensures the chef will never be far away from the party. The utility area caters nicely for the washing requirements and has immaculate matching units to the kitchen.



kitchen/diner



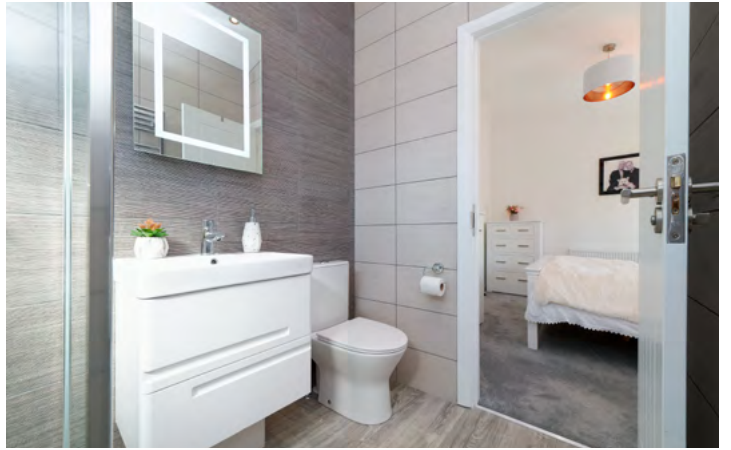




There are two good sized bedrooms in this lovely property, both with immaculate walk-in wardrobes and ample space for free-standing furniture. The design of the generous master bedroom ensures it captures the natural light to greet you every morning, and also benefits from a stunning en-suite with a large standalone mains shower to soak away the aches and pains of the day.

Convenience, style and quality abound throughout this home and the property offers a large family bathroom, again simply stunning with quality tiling and fittings. Quality flooring and luxury carpets flow throughout this property and compliment the beautiful decor that is evident everywhere.

The home is kept warm, comfortable and secure via double glazing, gas central heating.



bedroom 1 & en-suite



bedroom 2





shower room





The sun patio area makes for the perfect place to relax with a glass of wine at the end of a hard day or just to grab a coffee and a breath of the fresh air before you head out for the day.

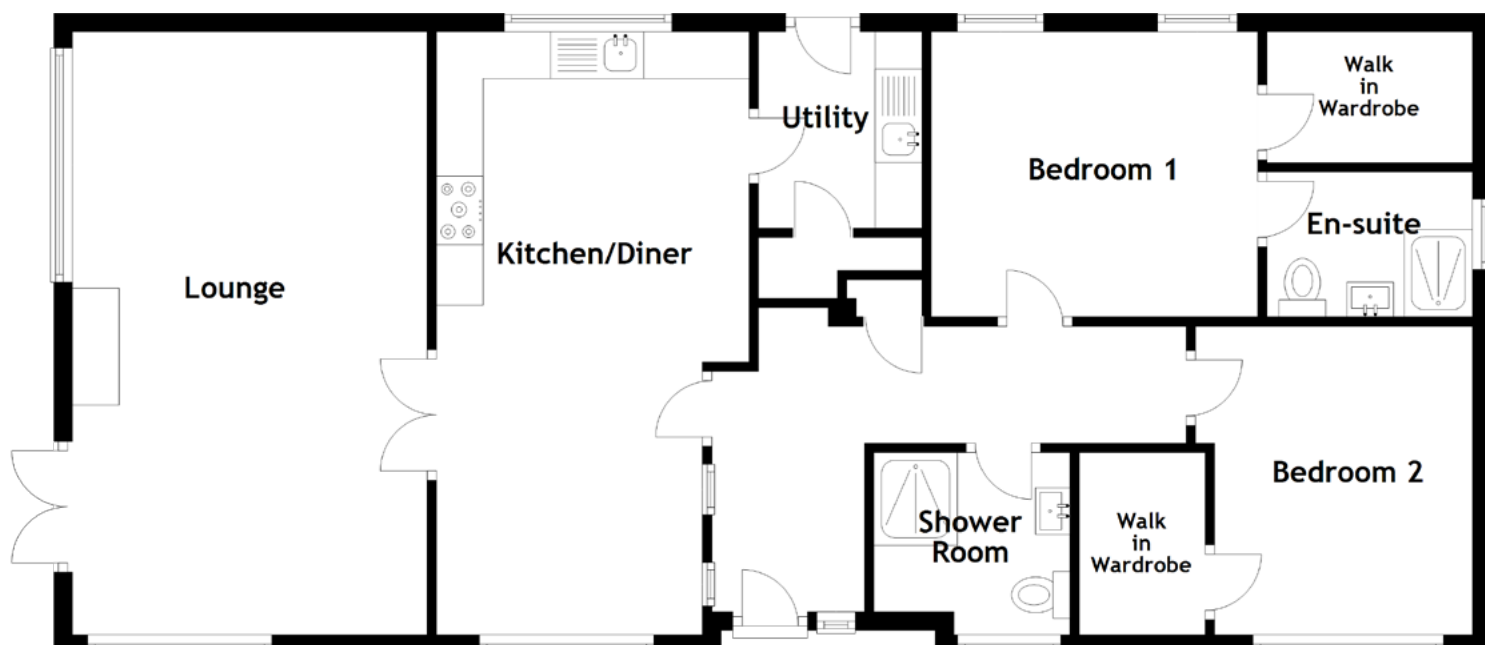
The property further benefits from a fantastic brand new Upvc shed. A double driveway is located to the side aspect of the property. All in all, this is an exceptional property in immaculate as new condition, and it offers a fantastic opportunity to downsize and start enjoying the better things in life. Early viewing is advised. Successful bidders offering for the property will be required to have a chat with the park management to ensure they are aware of the quality standards required throughout the park.

A park management fee of £1450 per annum and council tax are required on site.

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the exterior





Approximate Dimensions

(Taken from the widest point)

Kitchen/Diner	6.45m (21'2") x 3.35m (11')	Bedroom 2	3.20m (10'6") x 2.95m (9'8")
Lounge	6.45m (21'2") x 3.80m (12'6")	Shower Room	2.10m (6'11") x 1.95m (6'5")
Utility	2.10m (6'11") x 1.75m (5'9")	Gross internal floor area (m ²): TBCm ² EPC Rating: TBC	
Bedroom 1	3.50m (11'6") x 3.00m (9'10")		
En-suite	2.20m (7'3") x 1.55m (5'1")		





This captivating property is situated in the beautiful and scenic development of Kingdom Park Homes, a gated community with electric gates. This luxury holiday and Residential Park Home development is in Ravenstruther, just five minutes from the historic and charming town of Lanark. The park offers year-round residential facilities and the location benefits from excellent road links to the surrounding towns and cities, including Glasgow and Edinburgh via the M8 motorway.

The village of Lanark itself offers a wide range of amenities, including a variety of local businesses - including a post office, banks, beauty salon, hairdressing salons, florist, gift shop, café/deli, pharmacy, opticians, vets, medical surgery and dentist. The park has a real community feel about it and the focus is very much centred on the creation of a happy, relaxed peaceful atmosphere with immaculate accommodation everyone can enjoy. It's a place where you really are encouraged to stop and take time to smell the roses. The plans for further development of the park will be exciting for residents these include a state of the art leisure facility on-site.

The Location



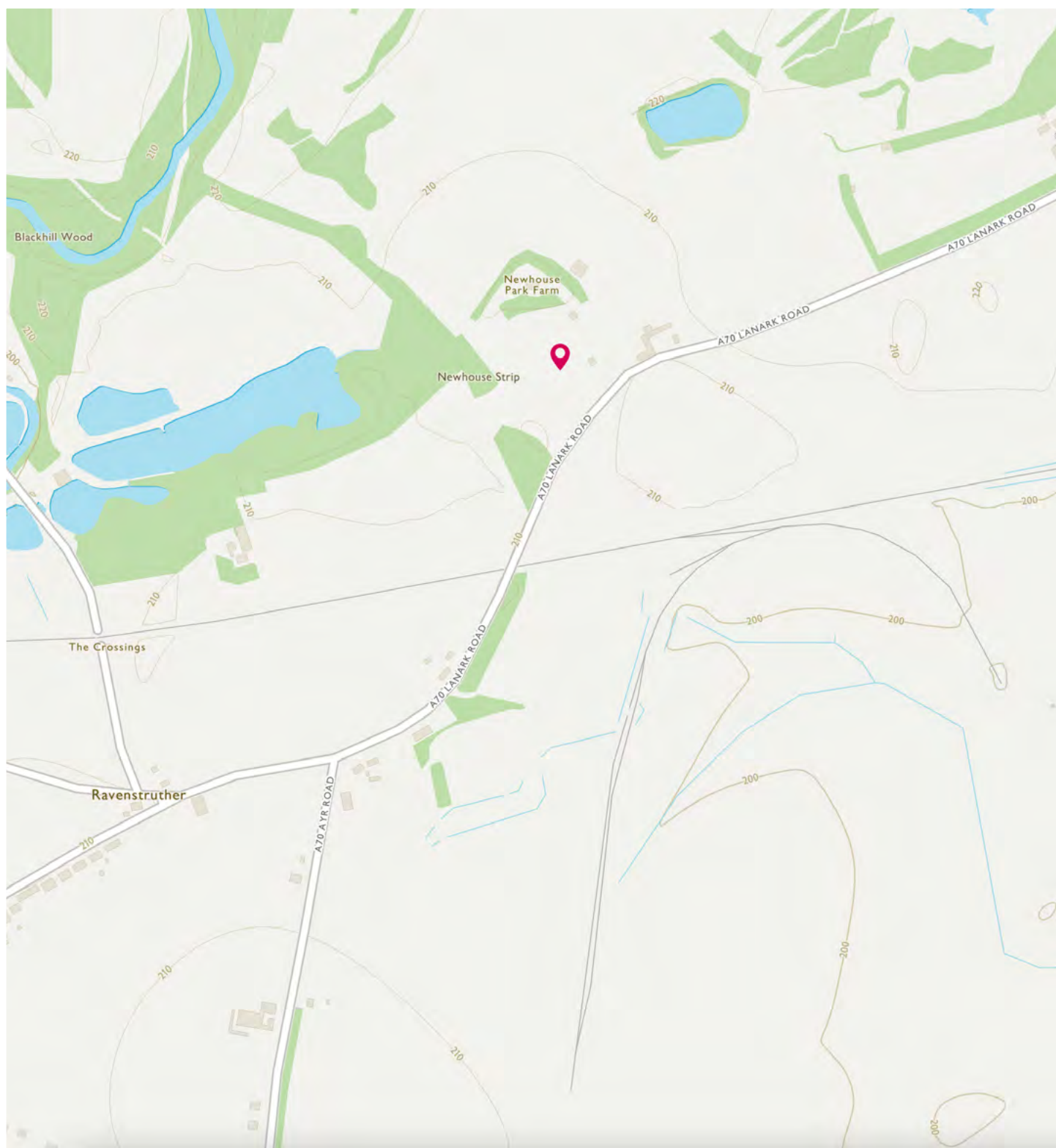


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