

OPEN WEEKEND 10th and 11th Sept - 10am - 4pm (1600 GBP)



Location **Scotland, Lanarkshire**
<https://www.freeadsz.co.uk/x-426948-z>

OPEN WEEKEND SAT & SUND 10th/11th SEPTEMBER 10am - 4pm.
 2nd Floor Flat with secure parking comprises a large welcoming entrance hallway, an extremely spacious and bright living / dining room. The galley kitchen comes with integrated appliances, there are 2 large double bedrooms with fitted wardrobes. This rarely available 2nd floor flat is presented in a walk-in-condition, the flat is located in an exclusive area of the Finnieston district of Glasgow. This popular residential area lies to the west of the city centre which is currently being heavily invested in residential properties. This flat has the added bonus of coming complete with an allocated parking space within a controlled entry resident complex. The secure communal entry system gives its residents peace of mind. The welcoming entrance hallway has storage and leads to all areas of the flat. The spacious living / dining room has patio doors flooding the room with natural lighting. The galley kitchen has ample wall and floor mounted units, integrated appliances, fridge freezer, dishwasher and washing machine that are all less than 1 year old. There is a gas hob, oven and extractor hood. The large master bedroom comes with fitted wardrobes and an en suite shower room. The family bathroom has a gas shower over the bath, white suite and storage units installed. The 2nd bedroom also benefits from having wardrobes fitted giving this property ample storage space. The property also benefits from Gas Central Heating installed in October 2015 with a 3 year guarantee, Double Glazing, and a Communal Garden.

LIVING ROOM - 3.96m x 5.75m
 KITCHEN - 1.95m x 5.44m
 MASTER BEDROOM - 4.60m x 3.10m

EN SUITE - 2.10m x 1.40m
 BATH - 3.40m x 2.20m
 2nd BED - 1.99m x 3.20m
 1st BED - 1.99m x 2.20m
 Price by estimate
 The property is exceptionally convenient with the main station 10 minute walk, the nearest train to Glasgow central taking 4 minutes, the M8 motorway networks, and Clyde Tunnel are also a 5 minute drive away. The walk to Argyll street opens up the underground, local bus routes and the superb selection of shopping, Bars, Bistros and of course the supermarkets means everything is extremely close to hand.
 Home Report £160000 smartlink
<https://app.onesurvey.org/Pdf/HomeReport?q=6etwfk%2f2fmy2tk0%3d%3d>
 EPC rate

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