

0/17 Corbett Court

SPRINGBOIG, GLASGOW, G32 8LH



Excellent one bedroom ground floor apartment in a popular area with easy commuting



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We are delighted to bring to the market this excellent one bedroom ground floor garden apartment, set in a quiet cul-de-sac location with a great neighbourly spirit all around. Given the ground floor position, along with the rear garden space, the apartment is sure to have great appeal to a wide range of buyers.

THE LOUNGE



Accommodation comprises a bright and airy lounge with an electric fire. The room dimensions allow for a range of furniture configurations and the large picture window allows lots of natural light to fill the room. The large storage facility just off the lounge offers many options for conversion to a home office study or potentially a bigger kitchen area (STPP).

THE KITCHEN



The kitchen is ideal for the apartment, finished in a range of neutral units with a gas hob, electric oven and ample space for the (new) washing machine and freestanding fridge freezer.



The tiled bathroom benefits from a large easy access shower enclosure with an electric shower, ensuring there's always an instant supply of hot water for refreshing showers. The spacious double bedroom has built-in storage with plenty of room for freestanding furniture. The apartment is always warm and comfortable courtesy of the gas central heating and double glazing.

THE BATHROOM



THE BEDROOM



Secure entry door to the close and residents parking to the front aspect. The apartment benefits from recent decoration and a number of new carpets and floor coverings having just been fitted.

Early viewing is advised for this excellent value for money apartment which would make an ideal place to call home for so many buyers.

THE GARDENS



FLOOR PLAN, DIMENSIONS & MAP



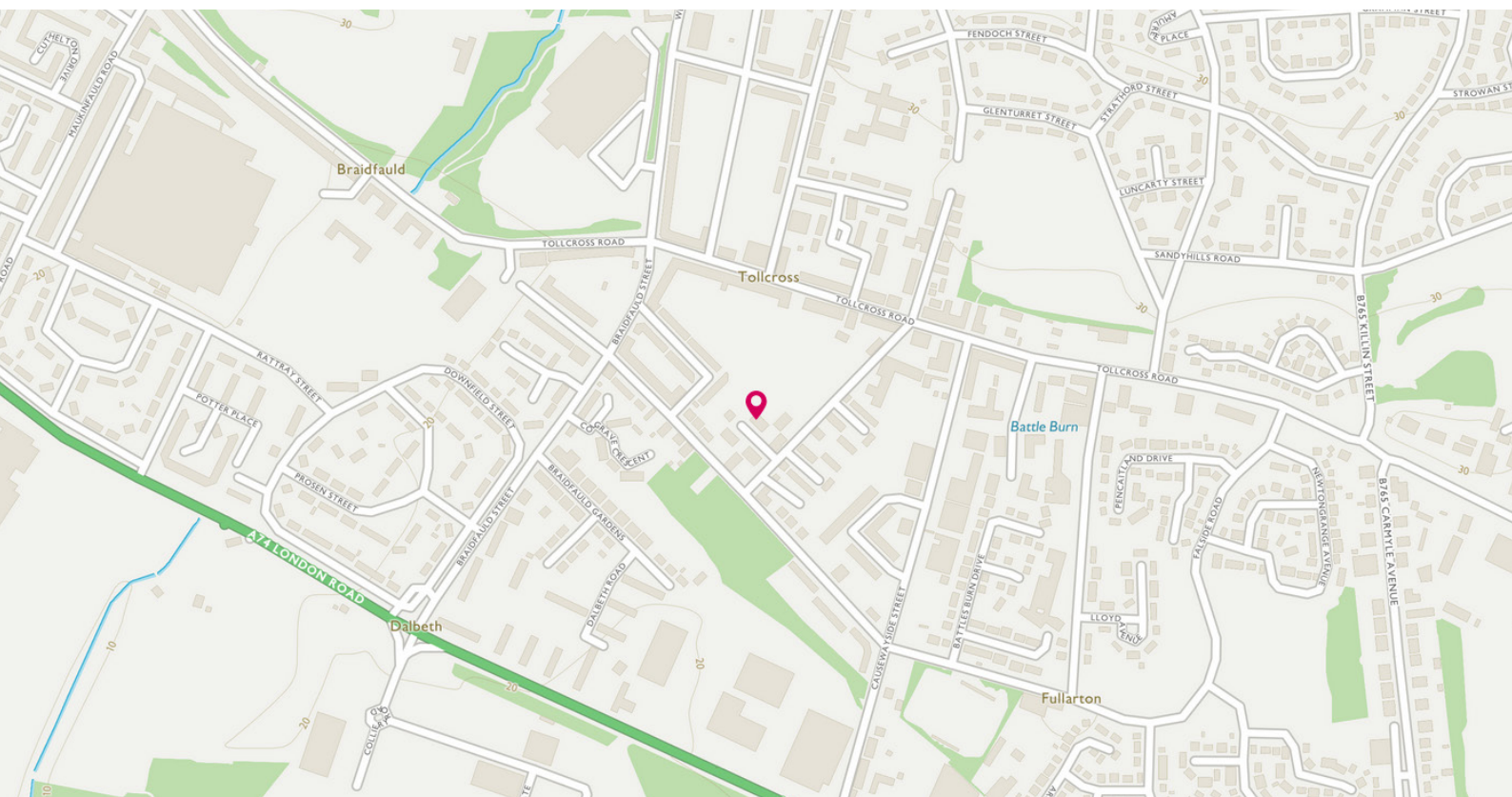
Approximate Dimensions (Taken from the widest point)

Lounge	4.50m (14'9") x 3.20m (10'6")
Kitchen	3.10m (10'2") x 1.80m (5'11")
Shower Room	1.90m (6'3") x 1.80m (5'11")
Bedroom	3.85m (12'8") x 3.25m (10'8")

Gross internal floor area (m²): 49m²

EPC Rating: C

Extras (Included in the sale): All white goods.



THE LOCATION

This great apartment in Corbett Court is perfectly placed for easy living and commuting from.





Bus and rail links to the city centre are achieved in less than 15 minutes, and for those commuting by car the main motorway links are close at hand. There are a good range of shops and amenities within the local and vibrant area.



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