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7/1, 321 Glasgow Harbour Terraces

GLASGOW HARBOUR, GLASGOW, G11 6BL



THE LOCATION

Situated on the river's north bank between the bustling city centre and the culture-steeped West End, is the city's most desirable residential address, Glasgow Harbour Terraces, perfectly positioned to capture the essence of contemporary city living, together with the tranquillity of a waterfront location.

The apartment is a unique opportunity in modern waterfront living. The enviable position allows all residents to recline in the surroundings of the waterfront and take advantage of the tranquil setting, yet the city centre and the fashionable West End' are both within very easy reach. The train, subway and bus services are accessible from Partick Interchange, just a short stroll from the development. There is also greatly improved pedestrian access into the heart of

the city centre, including a riverside walkway.

Glasgow has undergone a striking transformation in recent years and now boasts the UK's premier retail offering outside of London. With an abundance of the coolest bars, fine dining restaurants, a bustling café culture and diverse nightlife, all within ten minutes of your city oasis. The West End, with its leafy cobbled lanes lined with bars and bespoke boutiques, is within walking distance. This historic place, created in the late 1800's, boasts the beautiful Botanic Gardens, giving Glasgow a vibrancy of its own. The Transport Museum is within a very short walk.

As far as luxury waterfront living goes, there is no greater statement of contemporary urban chic than Glasgow Harbour Terraces at Glasgow Harbour.



GLASGOW HARBOUR | RIVERSIDE MUSEUM | SQUINTY BRIDGE.

A SPACIOUS AND DESIGN-LED TWO BEDROOM APARTMENT WITH BALCONY AND PRIVATE PARKING OFFERING VIEWS OF WEST END & THE IMPRESSIVE BANKS OF THE CLYDE

This spacious two bedroom, seventh-floor apartment was meticulously designed by 'Bryant Homes' to create a spacious, low-maintenance, design-led property that oozes modern urban living. Bryant worked closely with Glasgow-based architects, Cooper Cromar, to design a range of luxury apartments, within two landmark towers, to reflect the 'less rooms, more space message'. Inside, the extensive use of floor-to-ceiling glazing and the private balcony (off the master bedroom) cleverly acts as an extension to the internal space and makes the most of the natural light. The apartment has a very bright and airy feel with spectacular views towards the West End.

This is the perfect apartment for entertaining, the open-plan kitchen extends into the living space, ensuring that the chef is never far away from the party. The kitchen is a feast of modern, minimalistic chic, with streamlined work surfaces over flush unit doors in natural tones, a built-in oven, hob, extractor hood, dishwasher and fridge freezer, meaning it is equipped for convenience and functionality. The extensive glazing in this zone makes the most of the natural light to create a modern and contemporary ambience. Stunning views of the West End are available from the full height windows in this zone and there is ample space for a table and chairs for more formal dining with friends and family.

Clear, crisp and contemporary styling continues

into the two bedrooms, with bespoke 'his' and 'hers' fitted wardrobes in the master bedroom, along with a private balcony, offering stunning views of the central courtyard and the surrounding area into the distance. The cleverly designed en-suite features a large walk-in shower. The second bedroom also benefits from fitted wardrobes. The sleek main bathroom exudes luxury, with an elegant white suite, which demonstrates the stylish attention to detail.

The apartment is serviced by gas central heating to radiators, double glazing, satellite tv and aerial sockets. Residents can also enjoy peace of mind with a door entry handset, an elevator to all floors and an integrated video link and a concierge service (7 Days a week - 7.30am - 6.30pm 0141-3372763) that includes C.C.T.V.

Storage is a necessity in modern living and the apartment has generous integral storage in the principal bedroom as well as the hallway, which also contains plumbing and drainage for a washing machine, making the very best of available space.

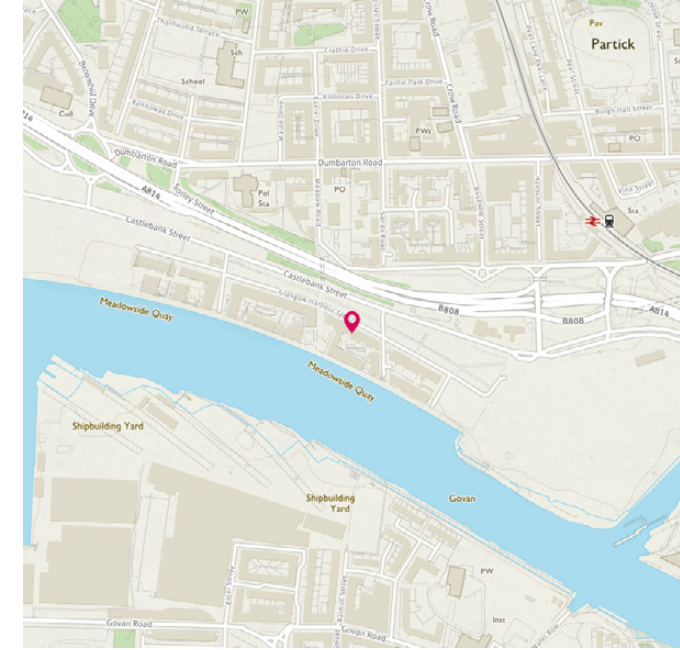
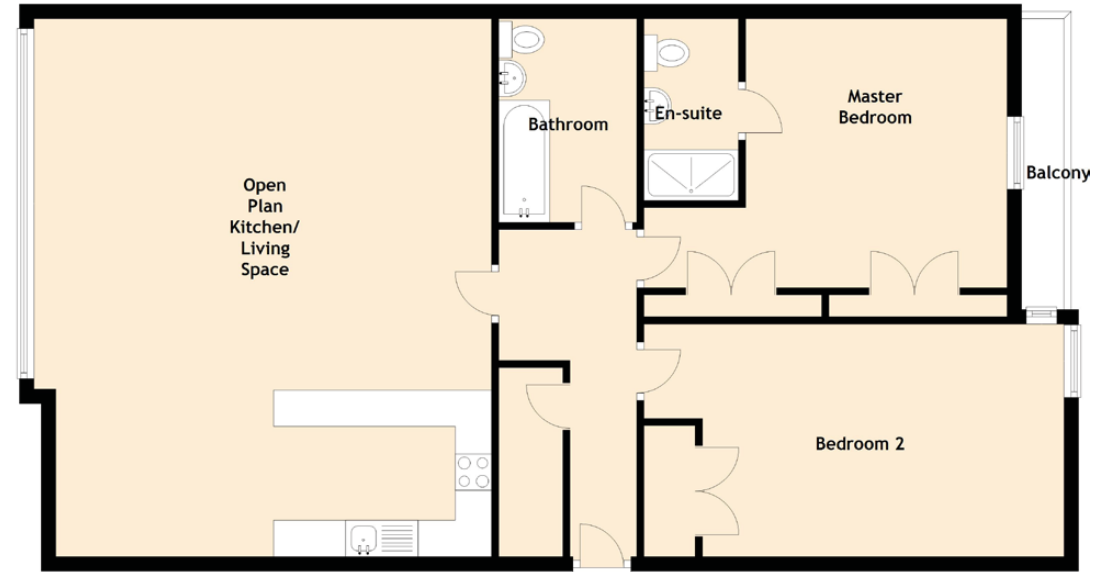
Lifestyle is highly regarded within the development, which features private underground parking (Space 177) and modern landscaped gardens. The tranquil communal gardens on the banks of the Clyde feature contemporary planters, providing residents with a peaceful sanctuary to appreciate all that waterside living has to offer.



ENTRANCE HALL & OPEN PLAN KITCHEN/LIVING SPACE



THE DETAILS



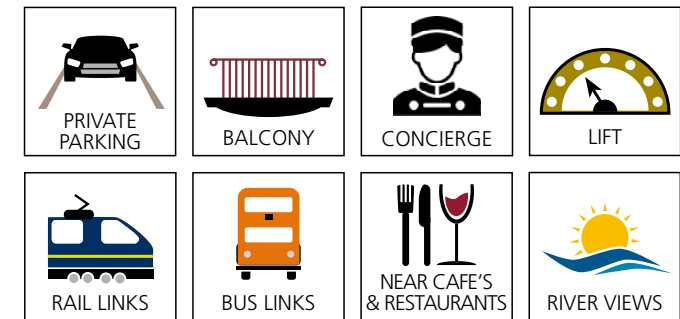
Approximate Dimensions
(Taken from the widest point)

Open Plan Kitchen/Living Space
Master Bedroom
En-suite
Bedroom 2
Bathroom

7.40m (24'3") x 6.30m (20'8")
5.00m (16'5") x 3.70m (12'2")
2.50m (8'2") x 1.30m (4'3")
5.54m (18'2") x 3.20m (10'6")
3.20m (10'6") x 1.90m (6'3")

Gross internal floor area (m²): 111m²

EPC Rating: B





View from Master Bedroom Balcony




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