

The Location

GLASGOW, G14 0AS

Perfectly located, in the favoured Scotstoun district of Glasgow's West End, this great apartment is within easy access to all local shops, transport and education facilities. Nearby Dumbarton Road gives good access through to the West End, City Centre, Clyde Tunnel Expressway and motorway links to the Central Belt.

The fabulous 'SSE Hydro', Scotland's world-renowned concert venue, is a mere ten-minute taxi ride away. This excellent apartment would suit a range of new owners from first-time buyers to couples with a growing family, or even 'canny' buy-to-let investors.

The high demand for quality accommodation in this area is further generated by health service employees at the nearby Golden Jubilee Hospital.

Right Flat 3 Harland Cottages

GLASGOW, G14 0AS

We are delighted to offer to the market this charming 2-bed cottage flat, set on a preferred first floor. The property represents excellent value for money for any young couple just starting out and seeking a great place to call home.

Internally the accommodation is in good decorative order throughout and has the added benefit of communal garden space to the rear.

Accommodation consists of an entrance hallway leading to a bright and airy lounge/diner, which due to its shape, would suit a range of different furniture configurations. The fireplace is the focal point of the room and the atmosphere is relaxed and cosy.

The galley kitchen has a good range of light wood units, perfect for this starter apartment and comes complete with an electric oven and hob with space for a fridge freezer and washing machine.

There are two bedrooms in this apartment, one double and one single, both are bright and have space for freestanding furniture.

The bathroom is fresh and bright, containing an electric shower over the bath, ensuring lots of instant hot water for long refreshing showers.

The apartment is always warm and comfortable courtesy of the gas central heating. There is convenient parking provided for the residents adjacent to the apartment.

This would make an excellent first-time buyer or buy to let investment given its great location and close proximity to the Jubilee hospital. Early viewing is advised for those seeking a great first property, sound By-To-Let investment and an extremely comfortable place to call home.

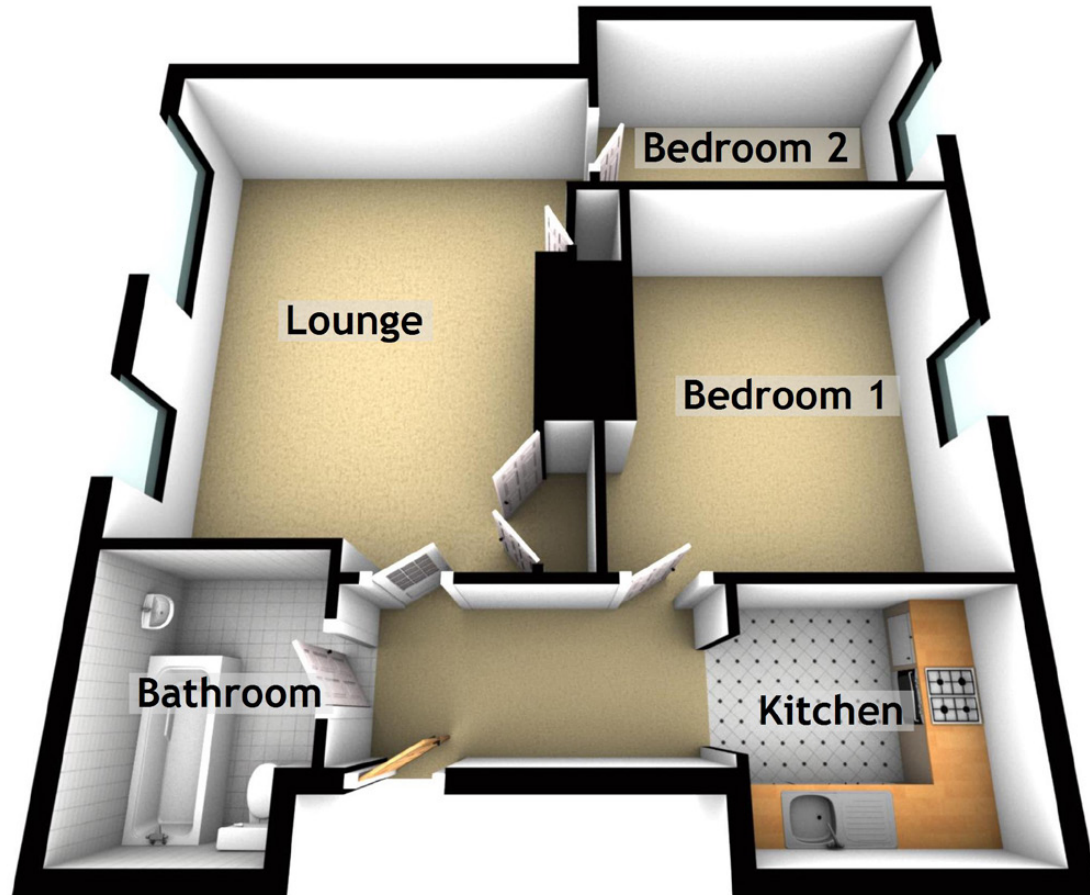






Specifications & Details

FLOOR PLAN, DIMENSIONS & MAP

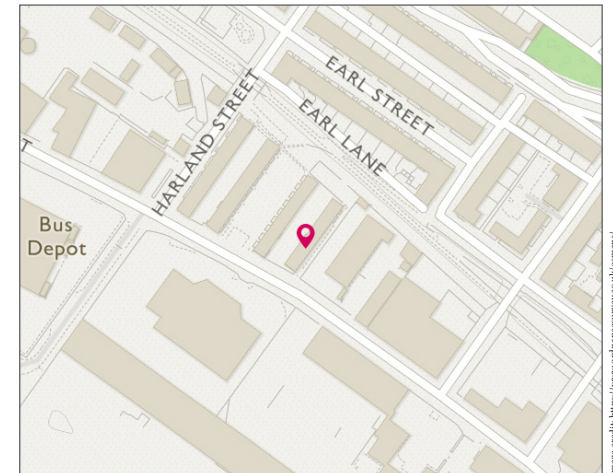


Approximate Dimensions (Taken from the widest point)

| | |
|-----------|--------------------------------|
| Lounge | 5.30m (17'5") x 4.30m (14'1") |
| Kitchen | 2.40m (7'10") x 2.20m (7'3") |
| Bedroom 1 | 3.90m (12'10") x 3.50m (11'6") |
| Bedroom 2 | 3.50m (11'6") x 2.10m (6'11") |
| Bathroom | 2.50m (8'2") x 2.00m (6'7") |

Gross internal floor area (m²): 54m² | EPC Rating: C

Extras (Included in the sale): Freestanding appliances may be available by separate negotiation.







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