

Flat 11, 29 Baltic Place

GLASGOW, G40 3EH



*STYLISH WALK-IN
THREE-BEDROOM MAISONETTE*



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McEwan Fraser Legal is delighted to bring to market this impressive three-bedroom maisonette is presented to the market in true walk-in condition, making it an ideal purchase for first-time buyers or those looking to upsize.

Accessed via a well-maintained walkway, the property opens into a warm and welcoming entrance hallway, setting the tone for the accommodation throughout. To the rear, the bright and spacious living room provides an excellent space to relax and unwind.

The Property

Adjacent to this is the stylish, modern kitchen, complete with attractive herringbone flooring. The kitchen is fully fitted with an electric hob and oven, integrated fridge freezer, and free-standing washing machine, alongside ample worktop and cupboard space. There is also plenty of room for a dining table, making it a perfect hub for both everyday living and entertaining. A convenient WC completes the lower level.







Upstairs, the property boasts three generously sized double bedrooms. The principal bedroom, currently utilised as a home office, benefits from a walk-through dressing area leading to a contemporary three-piece en-suite shower room.





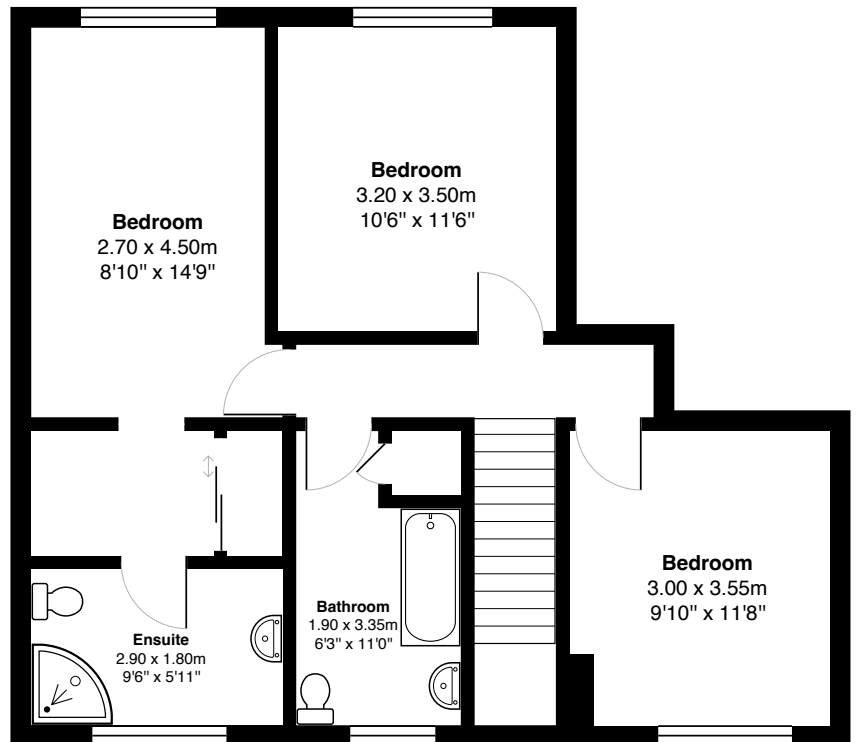
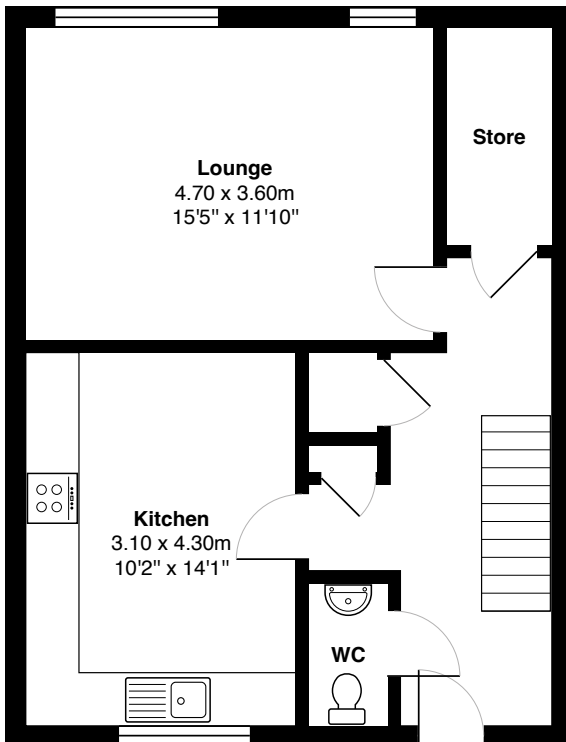


The remaining bedrooms are well-proportioned and flexible in use, while a modern three-piece family bathroom completes the upper accommodation.









Gross internal floor area (m²): 114m²

EPC Rating: D



Drying Room





Externally, the property further benefits from private off-street parking and well-maintained communal grounds, enhancing the overall appeal of this fantastic home.

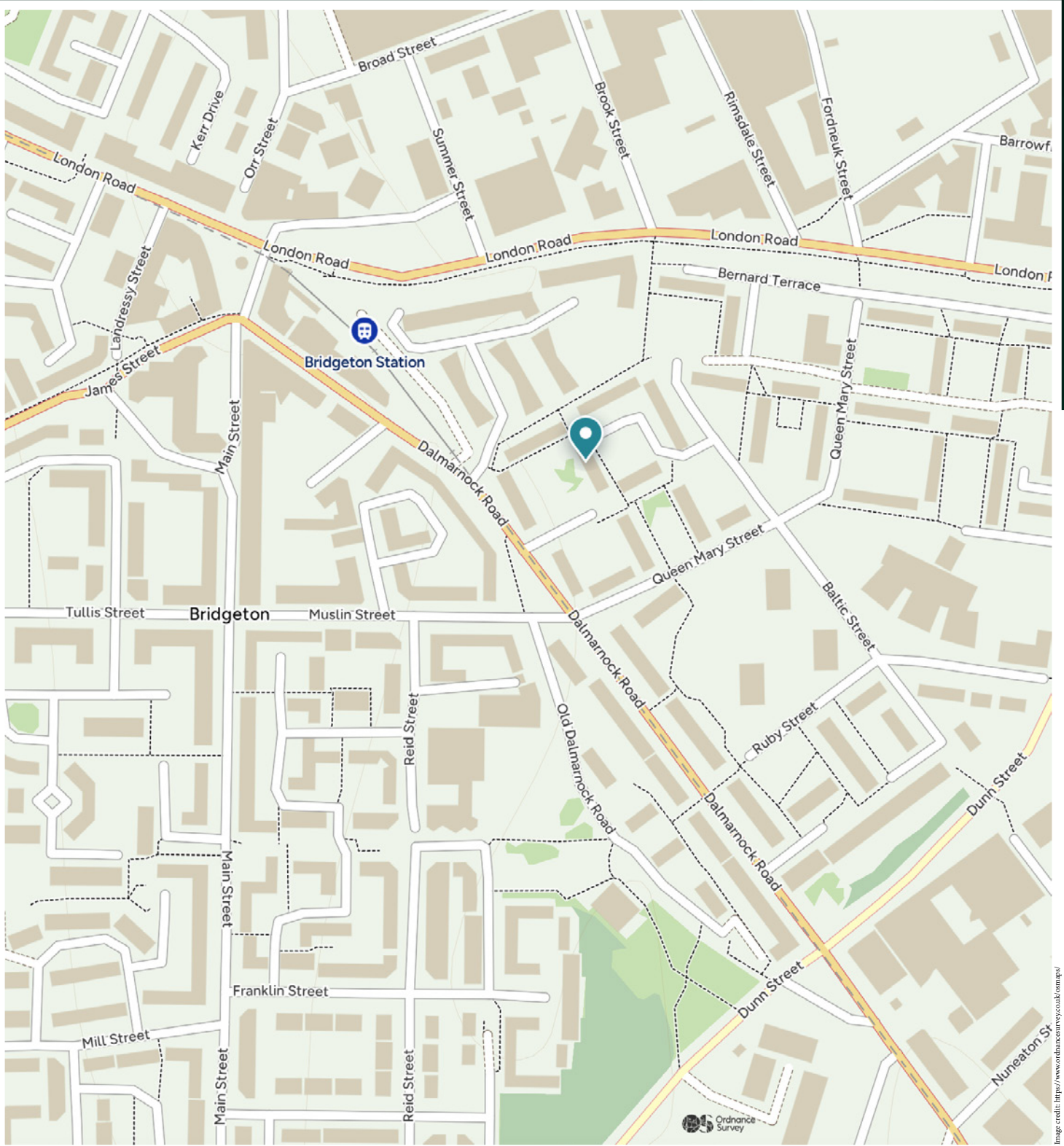




Bridgeton is a well-connected area just east of Glasgow City Centre, ideal for commuters and those seeking easy access to amenities. Local shopping on Main Street includes convenience stores, cafés, and takeaways. The Forge Shopping Centre offers high-street retailers, supermarkets, and food outlets, while The Forge Retail Park provides additional large-format stores.

Transport links are excellent. Bridgeton railway station has regular services to Glasgow Queen Street. Frequent bus routes run along London Road, and the M8 motorway is close by, ensuring connectivity to the wider central belt.

Recreational opportunities are plentiful, with Glasgow Green just a short distance away. The park offers expansive green space, walking routes, and hosts various events. Nearby, the Emirates Arena provides world-class sporting facilities. With its strong transport links, excellent local amenities, and proximity to the city centre, Bridgeton continues to appeal to a broad range of buyers.



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