



Located within a popular area of Glasgow this TOP FLOOR FLAT has the potential to become a wonderful home. Great accommodation which would be ideal for first time buyers. Gas central heating and double glazing throughout. Two spacious storage cellars in the landing belong to the property.

FLAT 2/1, 65 BARMULLOCH ROAD, GLASGOW G21 4YG

Offers Over: £70,000

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Entrance giving access to all accommodation and hosting storage cupboards. Spacious lounge to the front of the property hosting a door which leads to the veranda providing a space to relax and enjoy on those days when the sun shines in Glasgow! The kitchen is located to the rear of the property and consists of an integrated gas hob with hood over together with an integrated electric oven and grill. There is a variety of wall and floor units providing ample work and storage space. Storage cupboard housing water tank and the boiler is also housed in the kitchen. Modern shower room with white sparkle wet wall throughout and featuring w.c., wash hand basin with vanity unit, heated chrome towel rail and large shower cubicle.

The property benefits from two double bedrooms with bedroom one hosting built-in storage.

Early viewing is recommended.

ACCOMMODATION

Lounge - 4.76m(15'6")x3.59m(11'7")approx.

Kitchen - 3.82m(12'5")x1.98m(6'4")approx.

Bedroom one - 3.60m(10'5")x3.12m(10'2")approx.

Bedroom two - 3.62m(11'8")x2.70m(8'8")approx.

Shower room - 2.70m(8'8")x1.28m(4'1")approx.

VIEWING

Contact BestMove Estate Agency (Blair & Bryden) on 01475 558420 (press option 2).

ENTRY

Negotiable

The agent has not tested any apparatus, equipment, fixture or services and cannot verify that they are in working order or fit for their purpose, neither has the agent checked the legal documents to verify the tenure of the property. The prospective purchasers are advised to obtain verification from their Solicitor or Surveyor.

The above particulars whilst carefully prepared are not warranted and do not form part of any contract of sale. Interested parties should have their own solicitor note their interest with the selling agents in order that they may be informed if a closing date is set for the receipt of offers. The sellers do not bind themselves to accept the highest or any offer.