



ARDGAY STREET, SANDYHILLS, GLASGOW

A Very Rarely Available Externally And Internally Refurbished 2 Bedroom Main Door Upper Cottage Flat With Garage, Driveway, Good Size Gardens, Decking, Light Decking And Flooring, Must Be Seen.

Offers Over £135,000

Freehold | A Rarely Available 2 Bedroom Upper Cottage Flat





Tenure: Freehold

- Double Glazing
- excellent storage
- Garden
- Close to local amenities

Entrance hall

Entrance hallway entered via composite double glazed door, modern laminate flooring, light décor. Entrance hallway accessed via carpeted staircase entered via replacement timber and glazed door, good size walk-in storage cupboard.

Lounge

With laminate flooring, light décor, space for dining table and chairs, bookcase recess.

Kitchen

With a range of floor and wall mounted high gloss units, stainless steel sink, side drainer, modern mixer tap, integrated appliances including double oven, fridge and freezer, dishwasher, washing machine, large pantry storage cupboard.

Master bedroom

With carpeting, light décor, front facing PVC double glazed window with open outlooks, able to accommodate large double bed and other freestanding furniture with an excellent size storage cupboard.

Bedroom 2

With carpeting, light décor, feature wall.

Bathroom

The family bathroom has a 3 piece suite comprising low flush WC with dual flush, vanity mounted wash hand basin with chrome waterfall taps, deep panel bath with chrome waterfall taps, monsoon mixer head installed over electric shower with handheld mixer attachment.

Garden

The property sits within excellent size garden grounds to side and rear. Rear garden has recently laid enclosed decking area. Side garden has lawn and multicar driveway leading to detached timber garage.



Viewing by appointment only
AB Property Consultants & Estate Agents LTD
211 Glasgow Road, Baillieston, Glasgow G69 6EZ

Tel: 0141 773 4000 Email: sales@abpropertyconsultants.co.uk Website: abpropertyconsultants.co.uk/

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.