



Nithsdale Drive  
Strathbungo, Glasgow  
G41 2PW

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## Offers Over £175,000

This spacious Top (3rd) Floor Flat is situated within a traditional red sandstone building within a popular, central location which is ideal for access to local amenities.

The apartment is one of the largest in the area at c. 1000 sq ft and therefore has an ideal layout of accommodation with spacious rooms which are all very bright and have some lovely elevated open vistas of Victoria Park, The Science Centre, Glasgow West End and the Campsie Fells beyond.

The building has a security controlled entrance with attractive tiled close with original wooden balustrade leading to all levels with this apartment on the top floor level.

The accommodation comprises a large L shaped hallway with wooden flooring and original doors providing access to the rooms. Deep walk in storage cupboard to one side and a further cupboard beside the kitchen. The large lounge has a double glazed bay window offering excellent open outlook and there is an attractive fireplace with wooden surround as well as ceiling cornice.



## Home Report Valuation £180,000

[www.packdetails.com](http://www.packdetails.com)  
Reference: HP750984  
Postcode: G41 2PW

Council Tax Band C

EPC Rating D



The kitchen is large and dining sized with a range of floor standing and wall mounted storage units incorporating sink and drainer and a built in gas hob as well as large double glazed window to the rear.

Ample worktop surface area, space for large table and at the far side sliding doors open to a large walk in larder storage unit.



There are two double bedrooms which are both an excellent size and have ample space for free standing units and wardrobes.

Windows to the front providing a nice private outlook.

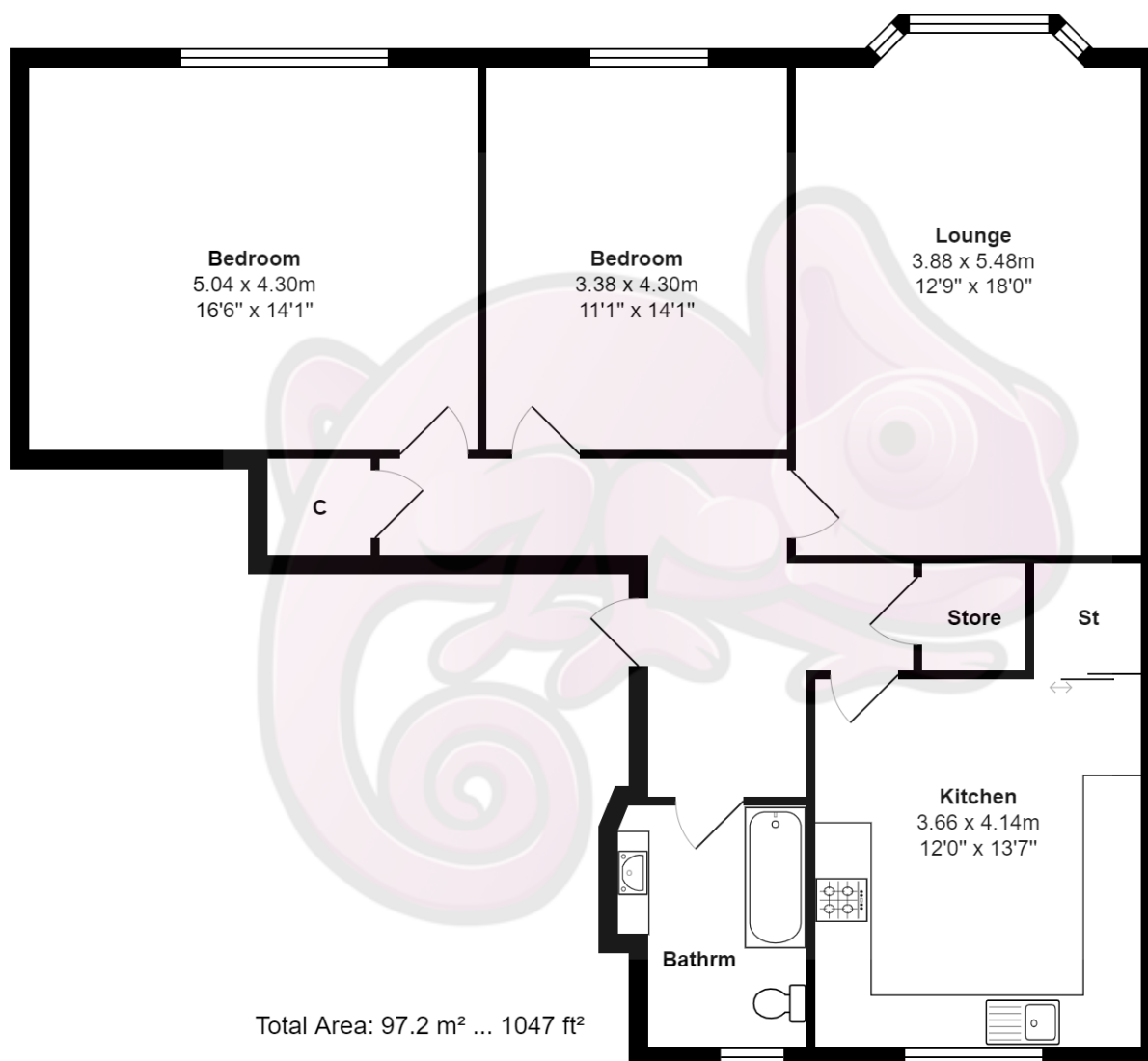
Bathroom has a window to the rear and a three piece suite comprising bath with wall mounted shower and folding shower screen, wash hand basin and a w.c.

The property further benefits from gas central heating, double glazing and offers an excellent opportunity to purchase a substantial home in a quiet, popular area.



## Vendor Comments

*My family and I have loved living in this flat with the abundance of local independent shops, bakeries and cafes making it a real community. We will miss living here.*



All measurements are approximate and for display purposes only

## Location

The property is ideally placed in the heart of Strathbungo, with an eclectic mix of shops, local cafes, restaurants and bars that can be found on your door step. Nearby Shawlands offers a further diverse range of facilities including supermarkets, banking, bars and cosmopolitan restaurants. The area benefits from frequent public transport services by both bus and rail connecting Strathbungo and Queens Park with Glasgow city centre and other surrounding areas. The M8, M77 and M74 motorways are easily accessible and recreational activities can be found at the nearby Queens Park.





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