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Wilson Street
Glasgow
G1 1SS

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Offers Over £180,000

This spacious 2 bedroom Duplex apartment is situated in an enviable city centre location in one of the most desired G1 streets in the heart of the Merchant City.

The building itself is finished with facing brick and smooth render beneath a pitched, natural slate roof. The property is accessed via security controlled entrance which opens onto a modern, nicely tiled communal reception hallway and from here there is a lift and stairs which provide access to each of the floors.

Internally the apartment offers a really individual layout of apartments with highlights including a dual aspect lounge and an impressive upstairs bedroom with mezzanine balcony overlooking the lounge area.

There is resident parking permit available and full fibre broadband is in the building.

The apartment has proven to be in high demand over the years and is at the stage where the new buyer may want to redecorate to their own style but once finished would be a fantastic property in a most convenient setting.

The current accommodation comprises entrance hallway with under stair cupboard and a staircase to the upper level.







Home Report Valuation £190,000

Council Tax Band D

EPC Rating E







The main lounge/ living room has a double ceiling height and dual aspects providing lovely outlooks from both of the windows onto the beautiful architecture of the Merchant City.

At the far side of the lounge is a modern fitted kitchen area which has a range of white fronted floor and wall storage units with an integrated sink and drainer, built in hope oven and hood, under counter fridge and a washing machine.

Also on the ground floor is a double bedroom with a window to the front and a further door at the rear leading to a vestibule with built-in storage facilities and a second door leading back out to the entrance.

The staircase in the hallway double turns to the upper level which provides a lovely cosy space.

The bathroom has a white 3 piece suite comprising panelled bath with wall mounted electric shower, pedestal wash hand basin and low level w.c. .

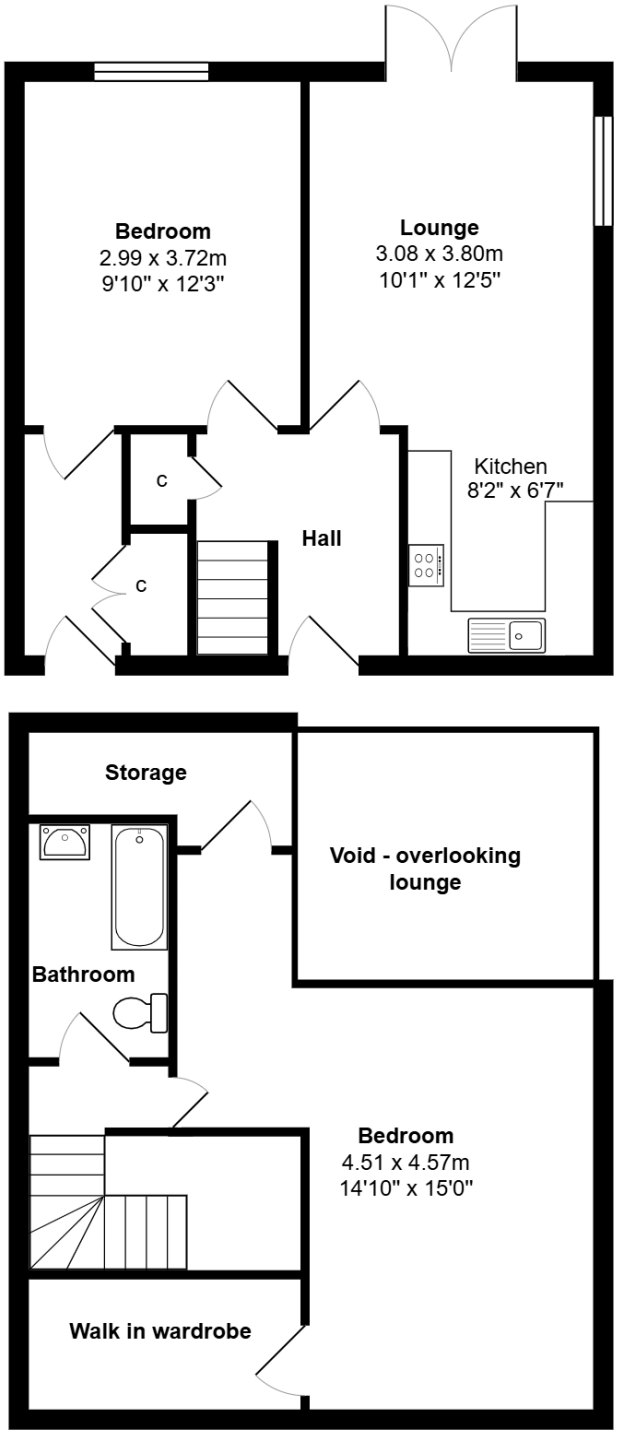
The main bedroom itself is a great size with feature hipped ceiling with velux window and the mezzanine balcony overlooking the lounge area. Large walk in cupboard at the far side side which, although has no windows, could be used as a small office area. Second walk in storage cupboard on the left had side which again has excellent storage.

The property further benefits from electric heating and security controlled entry.

Vendor Comments

This is a great location in the heart of Glasgow and such an interesting layout of accommodation.

Flat 4/5, 22, Wilson Street, Glasgow, G1 1SS



All measurements are approximate and for display purposes only

Total Area: 83.3 m² ... 897 ft²

Location

The Merchant City has a fantastic range of amenities including a wide array of bars, restaurants, and cafes. Local supermarkets take care of the day-to-day needs, quality boutique and high-end shopping can be found along Ingram Street and the Buchanan Quarter, and the nearby Modern Art Gallery features a public library. Well placed for higher education including Strathclyde and Caledonian Universities and for public transport via bus, rail and underground.









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The Property Ombudsman

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