



1 OVERLEE ROAD
CLARKSTON

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5/6 | BEDROOMS

3 | BATHROOMS

3/4 | PUBLIC ROOMS

An impressive fully refurbished blonde sandstone semi-detached villa set within landscaped garden grounds.

This traditional blonde sandstone semi-detached villa enjoys a central and highly convenient location within the highly popular suburb of Clarkston. Re-modelled, improved and upgraded throughout by the present owners, the subjects are set within landscaped garden grounds and provide a fantastic opportunity to the local marketplace.

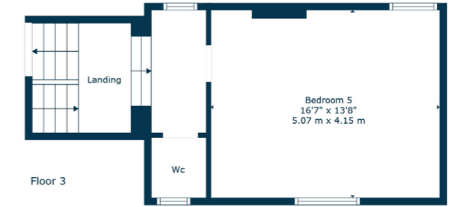
The ground floor accommodation extends to entrance vestibule, traditional style reception hallway with Shower room and WC adjacent, impressive bay windowed formal lounge to front with lovely open fire, spacious family / sitting room, lovely formal dining room, stylish dining kitchen with a range of wall and base mounted units, complimentary work surfaces, stylish splash back, range cooker, full height fridge and freezer, integrated dishwasher and feature window seat and access to rear gardens. Ground floor is complete with home office/ Study (optional sixth bedroom). A broad feature staircase gives access to half landing leading to generous double bedroom and WC adjacent and the bright and spacious upper landing gives access to principal bay windowed master bedroom and four other spacious double bedrooms which are all well-proportioned and have fitted wardrobes and a contemporary family bathroom completes this level. Attic providing additional storage. Specification includes gas central heating, upgraded glazing with acoustic glass (to front and side), new roof system, upgraded kitchen and bathrooms, Hive heating system, feature cornicing and panelling throughout, modern flooring and overall, the subjects are well presented and decorated throughout.

Externally the property is set within private garden grounds which are designed for ease of maintenance with patio and lawned areas. Driveway to side leading to detached garage.

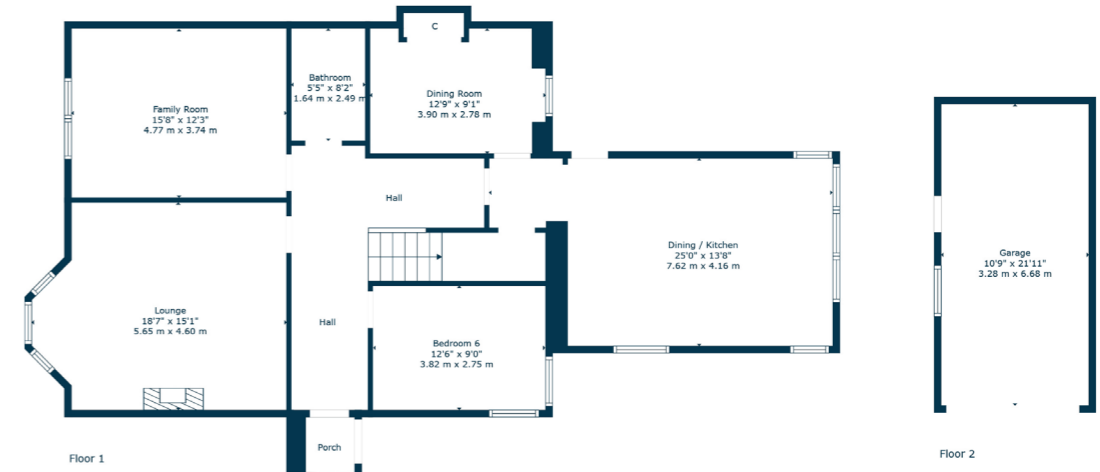




Floor 4

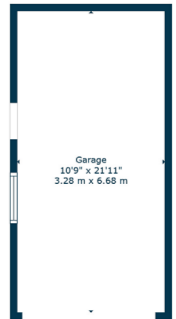


Floor 3



Floor 1

Floor 2



A haven for young families, the district offers an abundance of sports and recreational facilities, excellent shopping, and retail outlets and of course some the best schooling within the Glasgow district. Pre-schooling, primary schooling and secondary schooling is all found nearby, notably Netherlee Primary, OLM, Williamwood High School and St Ninian's High School. The shopping suburb of Clarkston offers a variety of cafes, delis and restaurants with excellent transport provisions provided for the city centre via road and rail from Clarkston train station.

CC0766 | Sat Nav: 1 Overlee Road, Clarkston, G76 8BS

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* All measurements and distances are approximate Floorplans are for illustration purposes and may not be to scale.



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