



RESIDENCE

43 Gartloch Way, Gartcosh, G69 8FD

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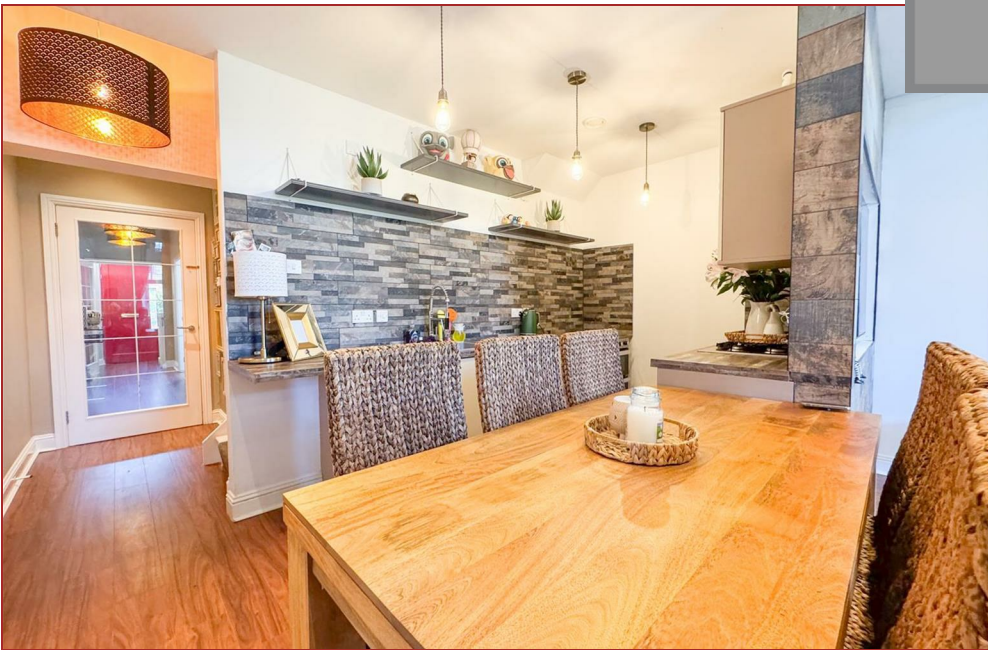


Viewing by appointment with Residence Uddingston

T: 01698 444222 | E: [uddingston@residencestateagents.co.uk](mailto:uddingston@residencestateagents.co.uk) | A: 61-63 Main Street, Uddingston, G71 7EP



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## 3 Bedrooms | 1 Public Rooms | 2 Bathrooms

This rarely available larger-style 3 bedroom sandstone mid-terrace property features three spacious bedrooms, including a Jack and Jill en-suite and a second en-suite. This property presents an inviting open-plan lounge and dining kitchen with a stunning cathedral-like vaulted ceiling.

Enter through a traditional timber door into a bright vestibule that leads to a well-decorated hallway, complete with two generous storage cupboards and modern, high-quality flooring. The ground floor master bedroom is filled with natural light, thanks to its front-facing double-glazed windows, and offers direct access to a stylish en-suite shower room, equipped with a 3-piece suite, including a WC, wall-mounted wash hand basin, and a contemporary walk-in shower.

The well-proportioned utility room provides excellent storage along with plumbing for a washing machine and dryer. The kitchen features a mix of wall-mounted and floor units, elegant ceramic splashbacks, and a spacious dining area that separates it from the lounge. The lounge itself is beautifully bright, thanks to its large windows and vaulted ceiling.

A carpeted staircase leads to a versatile split-level landing, giving access to bedroom 2, which features tasteful décor and wardrobe storage. Bedroom 3 offers convenient access to the Jack and Jill bathroom, complete with modern fixtures, ample built-in storage, and herringbone flooring, perfect for accommodating a large double bed.

This property boasts a well-kept front garden bordered by a stylish glass fence, along with designated parking.

Gartloch Village is well situated for local shopping, which can be found in Gartcosh. For more extensive shopping, there is a Morrisons Superstore based in the Fort Retail Park. There is schooling both at primary and secondary levels available. There are also good transport links to the city centre.

Council Tax Band - E

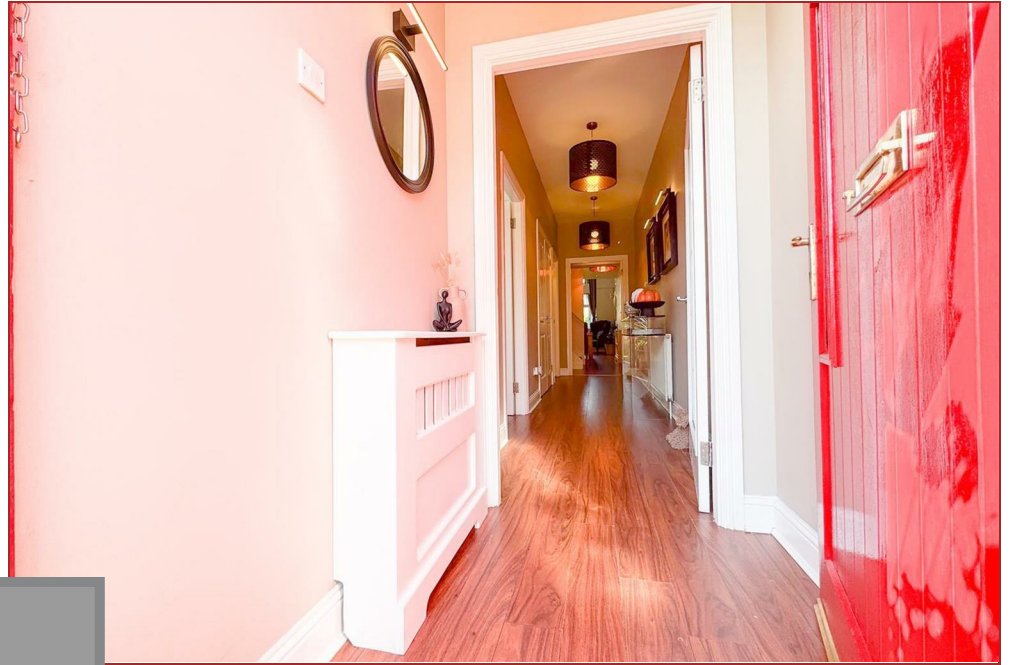


1324.00 sq ft | EER = D



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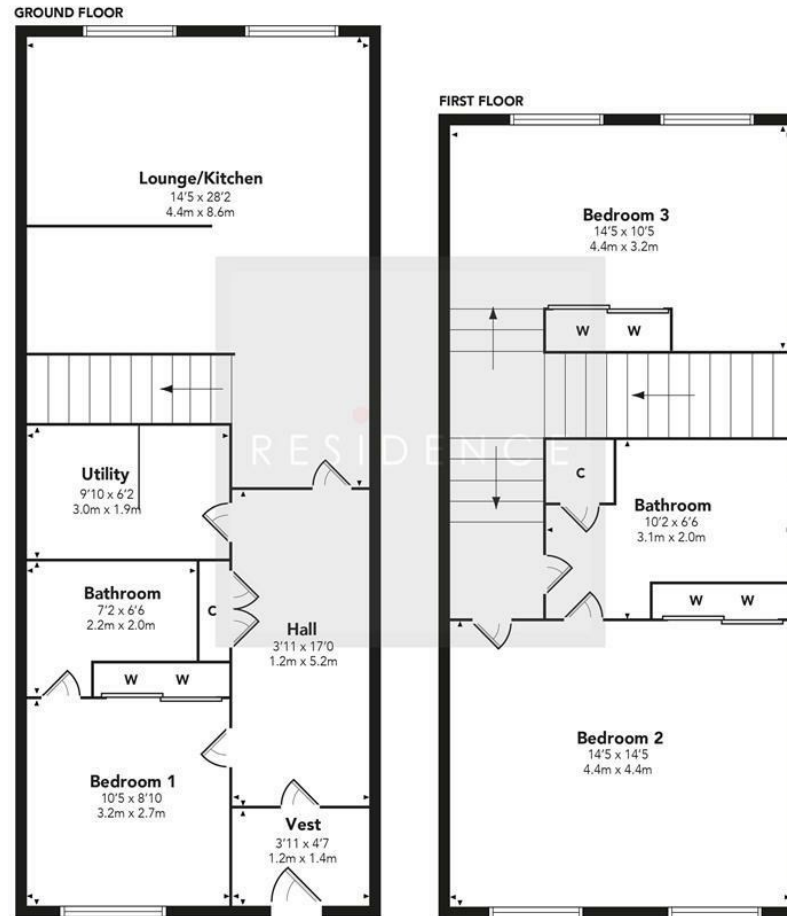




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## Gartloch Way



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements.

Produced by Plush Plans Ltd

We believe these details to be accurate; however, they do not form any part of a contract. Fixtures and fittings are not included unless specified in the enclosed. Photographs are for general information and it must not be inferred that any item is included for sale with the property. All distances and measurements are approximate. Floorplans may not be to scale and are for illustration purposes only.