



## 126 Golf Drive, Glasgow, G15 6SU

Fixed Price £210,000



NEW FIXED PRICE - Elevate Property Services are delighted to present this stunning TWO bedroom mid terrace property within the popular Old Drumchapel area to market. This property has undergone a full refurbishment and is presented to market in true walk-in condition. Early viewing is highly recommended for this splendid property.



## Property Information

Welcome to 126 Golf Drive, this impressive TWO bedroom mid terrace property has been fully refurbished internally and externally to the highest specification to create a wonderful home.

On arrival at this property, you will get an indication of the level of work completed, with new front door, driveway and fresh paintwork, this home definitely has excellent kerb appeal.

Upon entering, you are welcomed into the bright and spacious hallway which leads firstly into the lounge. This beautifully decorated space is impressive in size and boasts solid wood flooring and large windows which fill this space with an abundance of natural sunlight. The contemporary fitted kitchen is situated to the rear of the lounge and benefits from an array of navy wall and base units paired with quartz worktop and upriser, creating a sleek and modern space. The kitchen further benefits from recently fitted appliances, including an integrated fridge freezer, oven, hob, extractor fan and free-standing washing machine. Completing this floor is a cloakroom conveniently located under the stairwell which comprises of a wash hand basin and W.C.

On the upper level, there are two generously proportioned double bedrooms, one of which also benefits from inbuilt storage. The stunning bathroom is a must see, with white marble effect tiles and finished with black accents, this is a lovely space to relax and unwind. A fixed staircase leads up to further space within the fully floored attic area which is flexible for a variety of uses.

Double glazing and a new gas central heating system provide a lovely warmth all year round and deliver a positive energy efficiency rating.

The splendid rear garden benefits from a low-maintenance artificial lawn and newly paved patio, perfect for enjoying some sunshine and al-fresco dining, being fully enclosed, this space provides a safe and easily maintained environment for children and pets alike.

Ideally situated within a short distance of sought after schooling, this property will appeal to a variety of purchasers including families with children of various ages. Also, within walking distance to shops, restaurants and cafés at the popular Great Western Retail Park and with excellent transport links further afield to Glasgow City and Loch Lomond area, the location is ideal.

We would highly recommend an early viewing before it's too late! Viewing by appointment - please contact Elevate Property Services to arrange a suitable time or request further information and a copy of the Home Report.

Any areas, measurements or distances quoted are approximate and floorplans are only for illustration purposes and are not to scale. Thank you.

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT.

## Room Dimensions

Lounge - 4.84m x 3.65m

Kitchen - 4.72m x 2.05m

Bedroom One - 3.66m x 2.84m

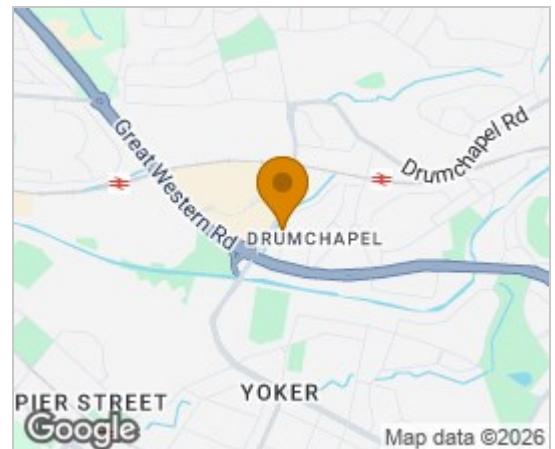
Bedroom Two - 3.14m x 2.64m

Bathroom - 1.85m x 1.72m

W.C. - 1.41m x 0.90m

Attic - 4.43m x 3.70m

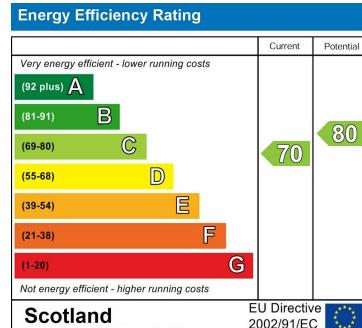
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.