



Nasmyth Avenue | Bearsden | Glasgow | G61 4SQ

Offers Over £240,000

moving

ESTATE AGENTS

Moving Estate Agents are delighted to welcome to the market, this excellent two-bedroom apartment on Nasmyth Avenue, set within a desirable and inviting development.

Property Description
Nasmyth Avenue is a well-regarded address within the attractive Silverknowes development, situated within one of the most sought-after residential districts in Bearsden. Located in North Baljaffray, the property is situated on the middle floor and enjoys a peaceful setting beside Windyhill Golf Course within a high-quality development of luxury flats, offering the perfect balance of privacy, tranquility, and convenience.

The "Baillie" is a preferred larger two bedroom property set across one level and is accessed via the secure entry and into the carpeted entrance, leading up to the front door entrance of this beautiful flat. Once inside, you are welcomed into the bright and airy entrance hallway, which boasts quality Karndean flooring. To the rear of the property, the lounge benefits from a large picture window, allowing plenty of natural light and offering an open outlook over the well-maintained gardens and Windyhill Golf Course. Adjacent is the dining kitchen - recently renovated to a high specification - featuring an impressive range of contemporary wall and floor units, premium work surfaces, and quality integrated appliances. The kitchen also features a bespoke dining space ideal for entertaining and gives direct access via French double-glazed doors to a private balcony - perfect for alfresco dining or relaxation. From the hall, there are two spacious front-facing double bedrooms, both benefiting from built-in storage, with the master bedroom also having its own en-suite shower room. Finishing the accommodation is the family bathroom, with a three-piece suite and a shower over bath, completes the accommodation.

The property further benefits from Electric Heating, Double Glazing, a cul-de-sac location, private residents' parking, and stunning landscaped garden grounds, featuring a duck pond. Residents also have full use of the on-site leisure facilities, incorporating a sauna, jacuzzi, leisure pool, and fully equipped gymnasium. In addition to the residents' parking, the property also has a self-contained garage which can be used for parking or additional storage.

Nasmyth Avenue is in close proximity to excellent public schools, a superb selection of local amenities, and lies within the catchment area for Baljaffray Primary, St Nicholas Primary and Bearsden Academy. Baljaffray has a wide selection of local shops which cater for most day-to-day needs, and further amenities including supermarkets, leisure facilities, restaurants, bars, and boutiques are easily accessible in Bearsden and Milngavie. North Baljaffray is well-placed for access to the surrounding countryside, the West Highland Way, and Loch Lomond, with a selection of five golf courses within a ten-minute drive of the property's front door.

Whilst we endeavour to provide as accurate information as possible our particulars are for reference only and should not form part of any contract or offer. Measurements are taken at the widest points and our floor plans may not be exactly to scale.

