



1 PARK CIRCUS

GLASGOW

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4 | BEDROOMS

3 | BATHROOMS

2 | PUBLIC ROOMS

Located on the prestigious Park Circus, this elegant main-door triplex apartment occupies one of Glasgow's most admired addresses within the desirable Park District.

The private entrance opens into a spacious and impressive hallway, immediately notable for its distinctive Hermes wallpaper, polished tiled flooring, and period detailing. The hall provides an attractive setting for a piano and leads onto a beautiful, curved staircase connecting the home's three floors.

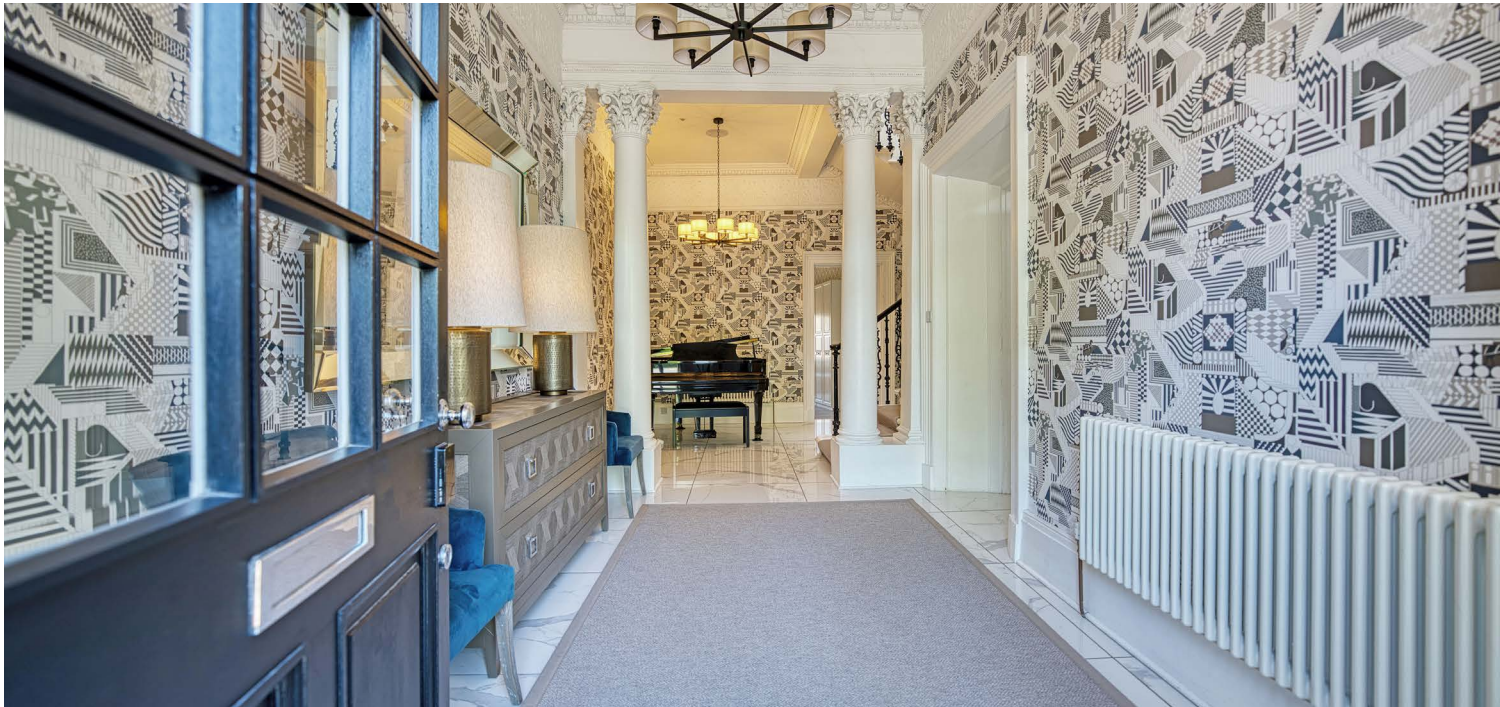
On the ground floor, the spacious principal bedroom features elegant décor, high ceilings, and includes a refined seating area arranged around a traditional fireplace. This bedroom benefits from an adjoining contemporary en-suite shower room, tastefully finished with stylish fixtures and tiling. Additionally, the second double bedroom on this floor provides excellent storage through a full wall of fitted wardrobes, complemented by modern furnishings and neutral decor.

Ascending to the first floor reveals the lounge dining room, an impressive space with dual-aspect views overlooking Park Circus and the residents' gardens. Recently updated furniture, including new sofas, enhance the comfort and style of the room, alongside custom cabinetry that integrates seamlessly into the traditional aesthetic. Adjacent is the formal dining area, featuring elegant corning, large windows, and a classic marble fireplace, ideal for entertaining guests. Across the mid-level landing, the kitchen is stylishly appointed with contemporary wooden cabinetry, integrated appliances including wine cooler, and a central island that doubles as a convenient breakfast bar or informal dining area.

The top floor comprises two further double bedrooms, each well-proportioned, attractively decorated, and comfortably furnished. Excellent wardrobe and storage options are provided throughout, making these rooms practical for everyday living.

Completing this level is a welcoming snug room with concealed bar area, ideal for casual relaxation and entertaining guests after an evening meal.

Further amenities include gas central heating, security alarm, access to the private residents' garden, and eligibility for residents' parking permits from Glasgow City Council.





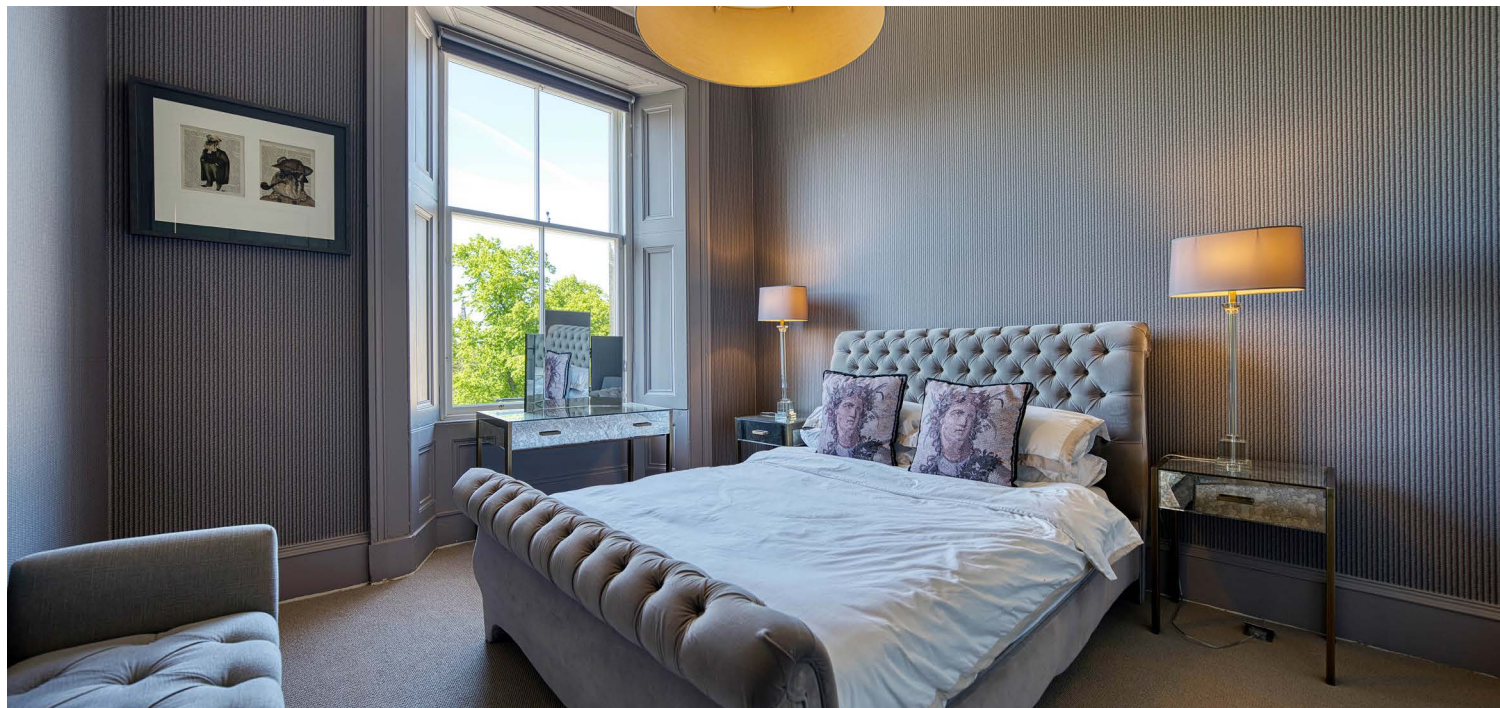
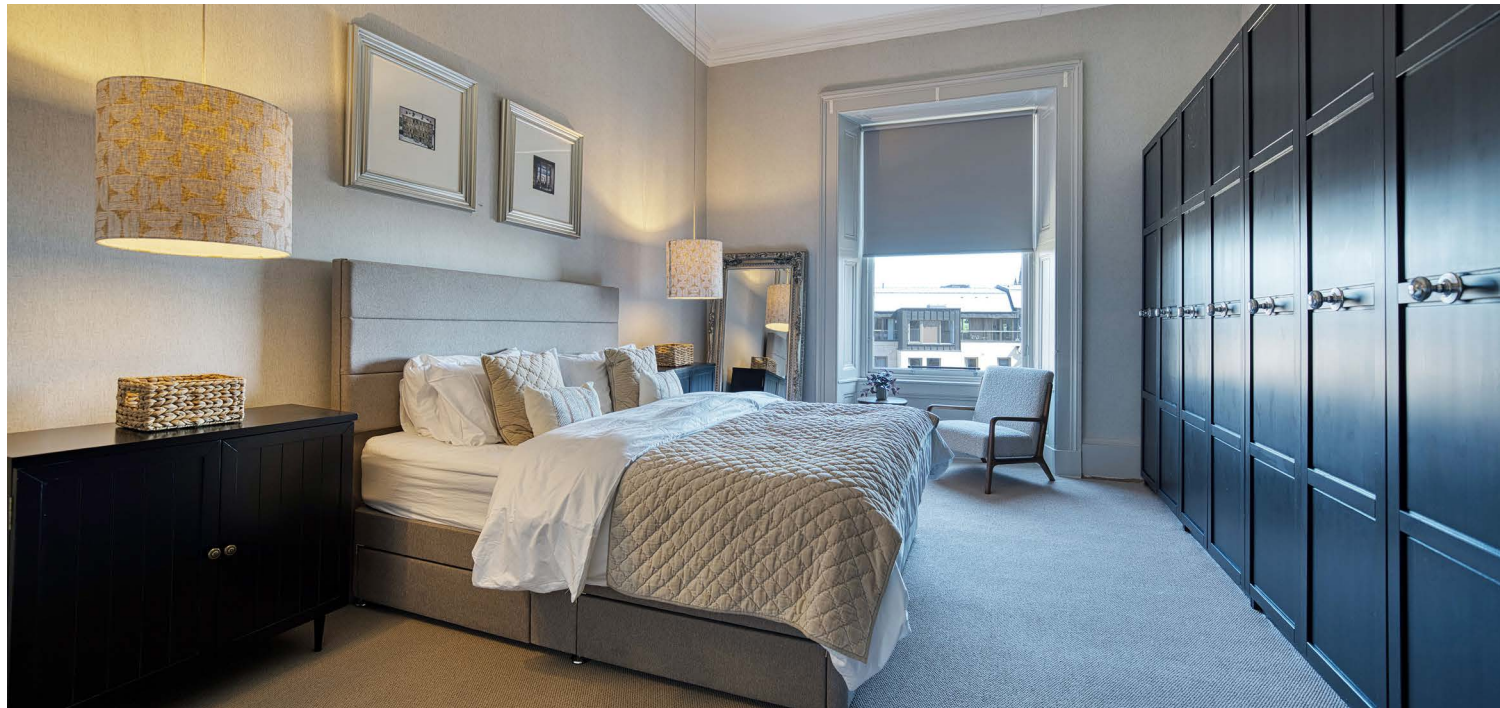


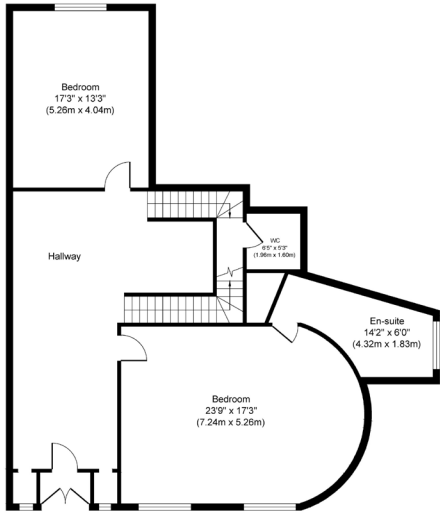




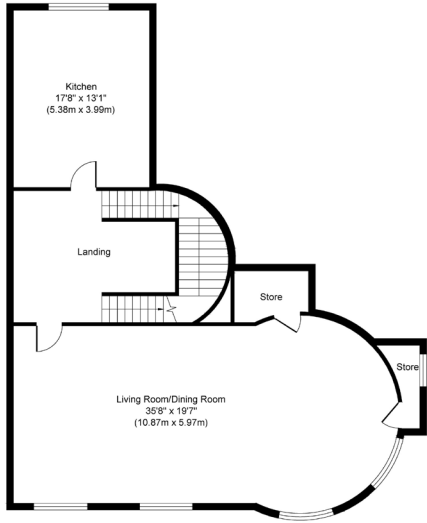




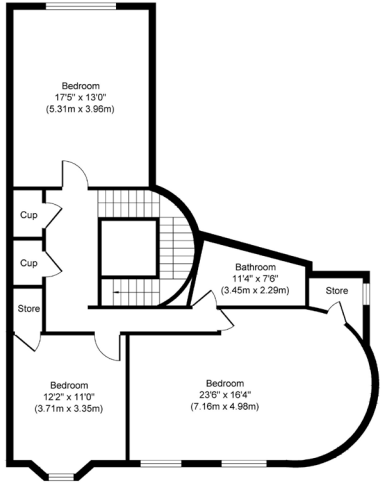




Ground Floor
Approximate Floor Area
1236 sq. ft
(114.82 sq. m)



First Floor
Approximate Floor Area
1193 sq. ft
(110.83 sq. m)



Second Floor
Approximate Floor Area
1012 sq. ft
(94.01 sq. m)

Situated perfectly for access to Glasgow city centre and the thriving West End, Park Circus is close to Byres Road and Finnieston, known for boutique shops, cafes, and celebrated restaurants. Nearby attractions include Kelvingrove Park, Kelvingrove Art Gallery & Museum, and Glasgow University, while reputable primary and secondary schools are also conveniently close by.

Property ID: **102** | Sat Nav: **1 Park Circus, Glasgow, G3 6AX**

To find out more about this property, visit www.domus-letting.co.uk

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



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