



1-1 97 Petershill Road, Springburn, Glasgow, G21 4RP

£800 PCM

- Available now
- Large bay windowed lounge
- Secure door entry system
- Currently underdoing work
- Double glazing
- Unfurnished
- Two generous sized bedrooms
- Communal rear gardens with drying area.
- Move in before Christmas

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This beautifully presented first floor traditional flat occupying a corner position overlooking the sought after Petershill Road of North Glasgow is currently under going work to refresh the property. Subjects are ideally located a short walk to amenities and transport links including Barnhill Train station and a major link road to Glasgow city centre.



Council Tax Band: B



Accessed via a newly installed secure door entry system the internal communal stairwell is well maintained and well lit. The property is found on the first floor with spacious internal accommodation comprising: welcoming reception hallway with a good sized storage cupboard, large bay windowed lounge overlooking Petershill Road with dining recess, two generous sized bedrooms both with good sized storage, a stylish galley kitchen with appliances and feature exposed brick wall, newly fitted bathroom with overhead shower, gas central heating and double glazing. Property further benefits from well laid out landscaped communal rear gardens with drying area.

Council: Glasgow City Council

Council Tax: Band B

LLR: 607346/200/17101

EER: C

Availability: Property is available from beginning of December 2025

Furnishings: Property is available unfurnished.

Room sizes:

Lounge: 20'1" x 9'7" (6.12m x 2.92m) at the widest point

Kitchen: 4'9" x 10'9" (1.45m x 3.28m)

Bedroom 1: 18'2" x 9'7" (2.54m x 2.92m)

Bedroom 2: 12'2" x 10'2" (3.7m x 3.1m)

Amenities: Conveniently located for access to a various local amenities including schools at both primary and secondary levels, 24 hour Tesco superstore, Costco, local shops, recreational park, swimming pool, and St Rollox Retail Park. The benefits of Glasgow city centres amenities including major retail shopping, restaurants, bars, universities, hospitals and cinemas are only minutes away via transport links.

Transport Links: Property is just a short walk to Barnhill train station linking to Glasgow Queen Street one stop away and is one street away from the main Springburn Road a major link road to Glasgow city centre. A regular bus route from various towns and villages pass through this road to and from the town centre offering multiple regular bus services on the door step. The main M8 motorway is a short drive away offering access across central Scotland.

Viewings: Arranged by appointment to confirm please call 0141 775 1050.

Directions

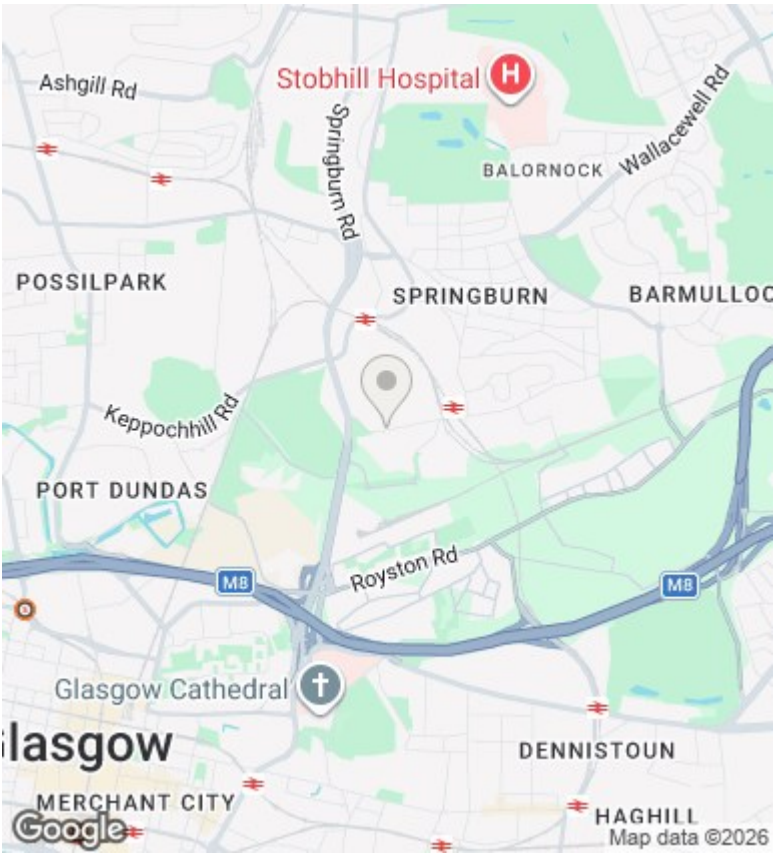
80 Queen Margaret Drive, Glasgow, G20 8NZ

Viewings

Viewings by arrangement only. Call to make an appointment.

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B



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	78	81
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland		EU Directive 2002/91/EC