



**Eastburn Crescent, Glasgow G21 3PA**

**welcome to**

**Eastburn Crescent, Glasgow**

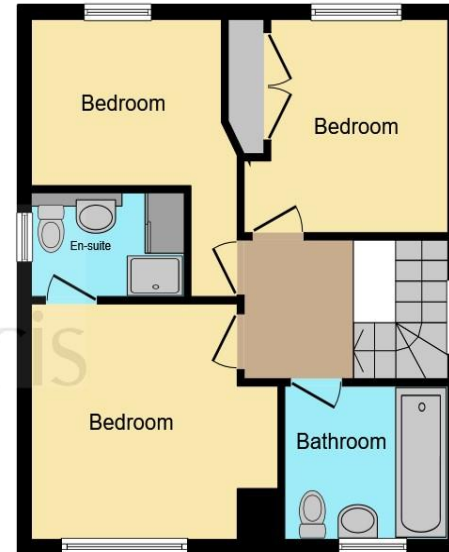
Situated in a sought-after cul-de-sac, this exquisitely presented, detached family home offers unparalleled convenience, with easy access to local amenities and transport links. Comprising four to five bedrooms, well-appointed public rooms, W.C., two bathrooms, en-suite, and pristine gardens.







**Ground Floor**



**First Floor**

**Entrance Vestibule**

**Lounge**

14' 10" x 12' 7" ( 4.52m x 3.84m )

**Kitchen**

21' 5" Widest Points x 4' 7" Widest Points ( 6.53m Widest Points x 1.40m Widest Points )

**Dining Area**

9' 5" x 7' 3" ( 2.87m x 2.21m )

**Utility**

**Downstairs Bedroom**

14' 9" x 9' 8" ( 4.50m x 2.95m )

**W.C**

**Downstairs Shower Room**

**First Floor Landing**

**Bedroom**

12' 9" Widest Points x 10' 6" Widest Points ( 3.89m Widest Points x 3.20m Widest Points )

**En-Suite**

**Bedroom**

10' 5" Widest Points x 10' 7" Widest Points ( 3.17m Widest Points x 3.23m Widest Points )

**Bedroom**

10' 4" Widest Points x 9' 8" Widest Points ( 3.15m Widest Points x 2.95m Widest Points )

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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## Eastburn Crescent, Glasgow

- Extended, Detached Family Home
- Sought After Cul-de-sac
- Convenient For Amenities & Transport Links
- Four/Five Bedrooms
- W.C, Two Bathrooms, En-suite

Tenure: Freehold EPC Rating: D

offers over

**£260,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
BIS109386 - 0004

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