



**Cathcart Road, Glasgow G42 7DF**



**welcome to**

**Cathcart Road, Glasgow**

A beautifully presented top floor tenement flat. Accommodation on offer comprises welcoming hallway, spacious lounge with feature fireplace, refitted kitchen with integrated appliances, two spacious double bedrooms and contemporary shower room. GCH & DG. Security entry. Communal gardens to the rear.



A beautifully presented top floor tenement flat commanding an excellent position and open outlook. Accommodation on offer comprises, well maintained communal entrance, welcoming hallway, spacious lounge with feature fireplace, newly fitted kitchen with integrated appliances, two spacious double bedrooms and contemporary shower room. GCH & DG. Security entry. Communal resident gardens to the rear.

Cathcart Road is located within the popular southside of Glasgow. Situated close to a great selection of local amenities and transport links. Local schooling at both primary and secondary is close at hand, together with Glasgow Clyde College providing further education. Shawlands, Cathcart, Strathbungo and Battlefield are within close proximity and have an excellent selection of shopping, restaurants and bars/bistros at both Cathcart Road and Victoria Road.. Braehead and Silverburn Shopping Centres are also nearby. Queens Park is also a short distance away. Excellent motorway access to City Centre and beyond by means of the M8, M77 and Clyde Tunnel.

### **Lounge**

16' 1" max x 13' 5" max ( 4.90m max x 4.09m max )

### **Kitchen**

7' 6" x 4' 2" ( 2.29m x 1.27m )

### **Bedroom One**

15' 1" x 8' ( 4.60m x 2.44m )

### **Bedroom Two**

13' 4" x 9' 3" ( 4.06m x 2.82m )

### **Shower Room**

13' 3" x 4' 4" ( 4.04m x 1.32m )



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welcome to

## Cathcart Road, Glasgow

- Traditional top floor tenement flat with open outlook
- Spacious lounge with feature fireplace
- Internal refitted kitchen with integrated appliances
- Two double bedrooms
- GCH & DG

Tenure: Freehold EPC Rating: C

Council Tax Band: B

offers over

**£150,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SHA112070 - 0003

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