



**17 COLLEGE GATE**  
BEARSDEN

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**2 | BEDROOMS**

**1 | BATHROOM**

**1 | PUBLIC ROOM**

**Benefitting from a ground floor position, this spacious two bedroom apartment is situated in a popular development, conveniently situated close to Bearsden Academy and St Nichloas Primary School.**

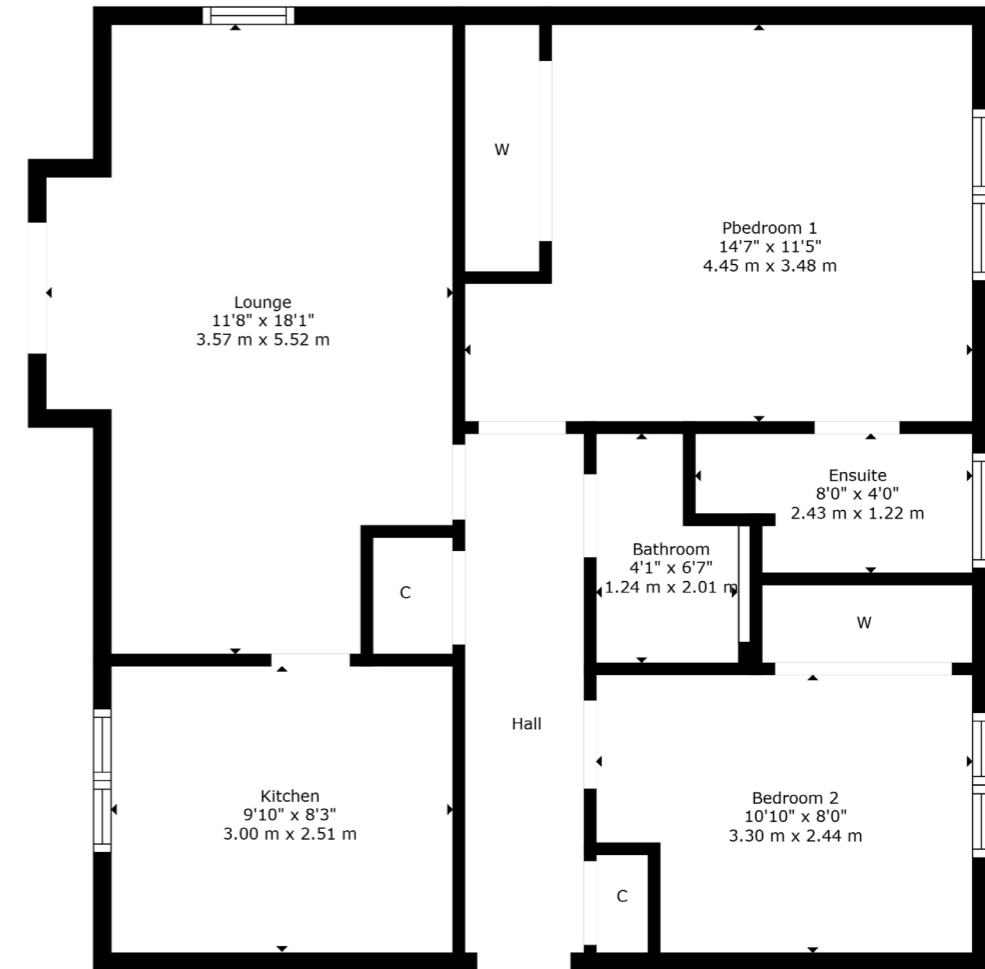
The accommodation on offer comprises:- welcoming reception hallway, with two storage cupboards, and a good sized lounge, with dual aspects, including Patio doors opening to a Parisian balcony, and space for dining. From the lounge, a door provides access to a fitted kitchen, with integrated gas hob and oven. There are two double sized bedrooms, with the principal benefitting from fitted mirrored wardrobes and an en-suite shower room. Finally, there is a family bathroom.

The property is further enhanced by double glazing, gas central heating and residents' parking.









The suburb of Bearsden is one of Glasgow's most desired districts in which to reside. There are numerous highly acclaimed educational facilities at both Primary and Secondary levels and leisure facilities are plentiful with a choice of private and state gyms and clubs in abundance. Locally, there is an excellent selection of shops and services at Bearsden Cross along with restaurants, cafes and bars. There are excellent bus links nearby and train stations can be found at Hillfoot, Westerton and Bearsden providing regular services into Glasgow's West End and City Centre, including a service to Edinburgh.

Glasgow Airport can be reached within twenty-five minutes off peak and, to the north of Bearsden is the world renowned Loch Lomond and The Trossachs National Park.

**BD3659** | Sat Nav: 17 College Gate, Bearsden, G61 4GG

For the full home report visit [www.corumproperty.co.uk](http://www.corumproperty.co.uk)

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





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