



B O W F E L L

52 PEEL ROAD

THORNTONHALL





## 5 | BEDROOMS 4 | BATHROOMS 6/7 | PUBLIC ROOMS

Bowfell is one of Thorntonhall's original landmark villas, set within approximately half acre of private gardens and offering beautiful family accommodation.

Distinguished by its beautiful honey blonde sandstone exterior with decorative sandstone finishes, the property is being presented to the market for the first time in many years and offers a wonderful/extraordinary opportunity to the marketplace.

Extending to approximately 3788 square feet or thereby, the house has been painstakingly refurbished, upgraded and redesigned to deliver flexible and versatile family accommodation encompassed over a two storey layout.

Notable improvements include some replacement sash and casement double glazed windows, security alarm system, high performance gas central heating system with maintained boiler, CCTV security and the property exhibits stylish/modern interior that reflects the needs of a professional/discerning purchaser.

Beautiful vestibule leading into lovely traditional style hallway with impressive staircase and feature leaded arch window at landing, wooden flooring and original panelled doors giving access to stunning drawing room with focal point marble fireplace and decorative cornicing, formal dining room with focal point fireplace and decorative cornicing, fully fitted and built in home office/study, extensive walk in cloaks area with WC, 29 foot dining kitchen with hand made kitchen units with central island and fully integrated appliances with Rangemaster cooker, kitchen has French doors to gardens and gives access to a lovely TV/snug area with focal point fireplace and bespoke finishes. There is a games room located off the dining kitchen which offers flexible space, focal point fireplace, fitted bar area and a lovely guest suite with its own en-suite shower room, the ground floor is further completed with a large rear hallway area with built in storage, laundry and access to a gym area which in turn, gives access to a second ground floor bedroom suite with French doors to gardens and contemporary styled en-suite shower room. The remaining portion of the accommodation on the ground floor is integral access from the gym giving access to double garage (21'4" x 18'4").

Impressive broad staircase leads to upper landing with access to principal bay windowed bedroom to the front with extensive built in bespoke bedroom furniture, second double bedroom with built in furniture, en-suite shower room and large walk in fitted dressing area, third bedroom on the upper floor has built in storage and there is a beautifully appointed bathroom with walk in shower enclosure and contemporary tiling.

Bowfell offers highly private and secluded mature garden grounds which are gated and have high trees to front providing privacy with lawn area and expansive lawn area to the rear with sun patio.









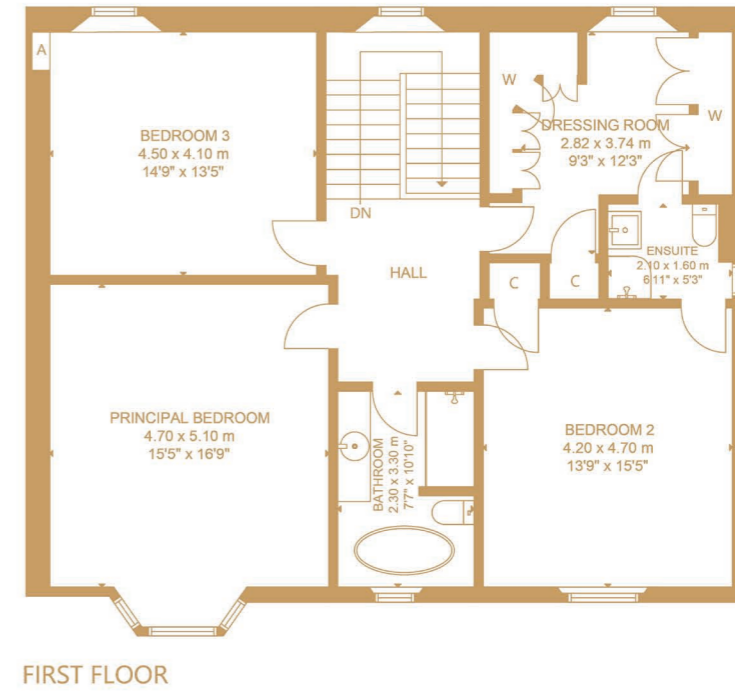












Thorntonhall is a quiet leafy village displaying a variety of individual and impressive detached residences and is widely regarded as one of Glasgow's premier addresses. Excellent shopping facilities are available in East Kilbride or the nearby suburbs of Clarkston, Giffnock and Newton Mearns, with a number of major supermarkets including Waitrose and Whole Foods along with a wide range of exclusive brand shops in addition to Silverburn Shopping Centre. They also provide a variety of leisure and sporting facilities including tennis, rugby, bowling, equestrian and a selection of well-regarded golf courses. It also has transport links to the city centre and beyond by way of its own train station.



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