



4 PARK COURT
GIFFNOCK

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2 | BEDROOMS

1 | BATHROOM

1/2 | PUBLIC ROOMS

A first floor apartment enjoying a central location within the heart of Giffnock village.

Number 4 Park Court enjoys a central location within Giffnock village and is therefore within walking distance to a full range of local amenities.

The development enjoys a south facing aspect with views over mature, established residents' gardens and this first floor flat has a specification including a modern system of gas central heating, double glazed windows, upgraded shower room and modern kitchen.

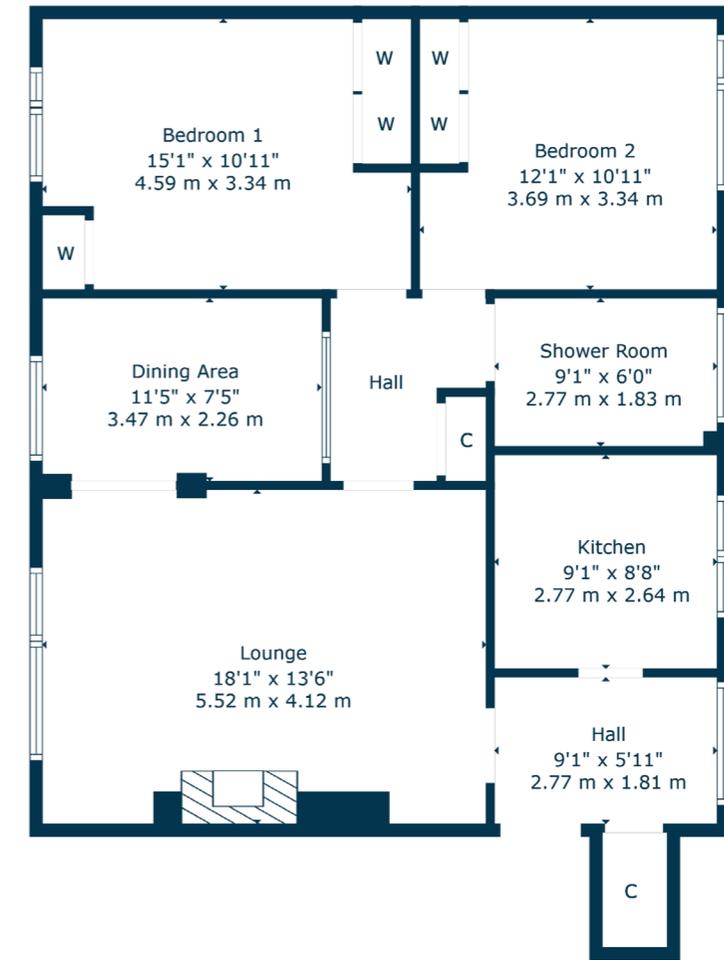
Security entrance system leads into the building with the flat on the first floor giving access to reception hallway with cleverly fitted breakfasting bar overlooking rear gardens, modern fitted kitchen with range of appliances, generous sized principal lounge with large double glazed south facing picture window to the front enjoying lovely views, lounge is semi open to a dining area/home office space, inner hallway with storage gives access to two double sized bedrooms, both with built in storage and there is a fully upgraded and recently refitted modern shower room with full tiling, large walk in shower and modern fittings.

Other notable features include storage cupboard off the hallway, and an additional storage cupboard off the first floor landing.

Lovely lawned residents' gardens to front and rear with gated access to parking area. Lock up garage.

The property has a council tax banding of D and in addition Hacking & Paterson are the management agent.





Giffnock continues to be one of the most desirable residential suburbs on Glasgow's south side. A haven for young growing families, the district is synonymous with some of the best schooling in the West of Scotland. Moreover, there are excellent transport links via bus and train close at hand with Giffnock train station being in close proximity. In addition, there are local motorway links (M77/M8) providing swift access to the city centre and Ayrshire. There are numerous independent shops, restaurants and delicatessens only a short walk away. An abundance of sports and leisure facilities are available within East Renfrewshire including PureGym, David Lloyd Sports Club, Nuffield Health Gym, Whitecraigs Golf Club, Giffnock and Whitecraigs Tennis Clubs and Rouken Glen Park.

NM4384 | Sat Nav: 4 Park Court, Giffnock, G46 7PB

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



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