



22 HATHAWAY DRIVE

GIFFNOCK

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5 | BEDROOMS
3 | BATHROOMS
3 | PUBLIC ROOMS

An impressive detached red sandstone bungalow within the heart of Giffnock village.

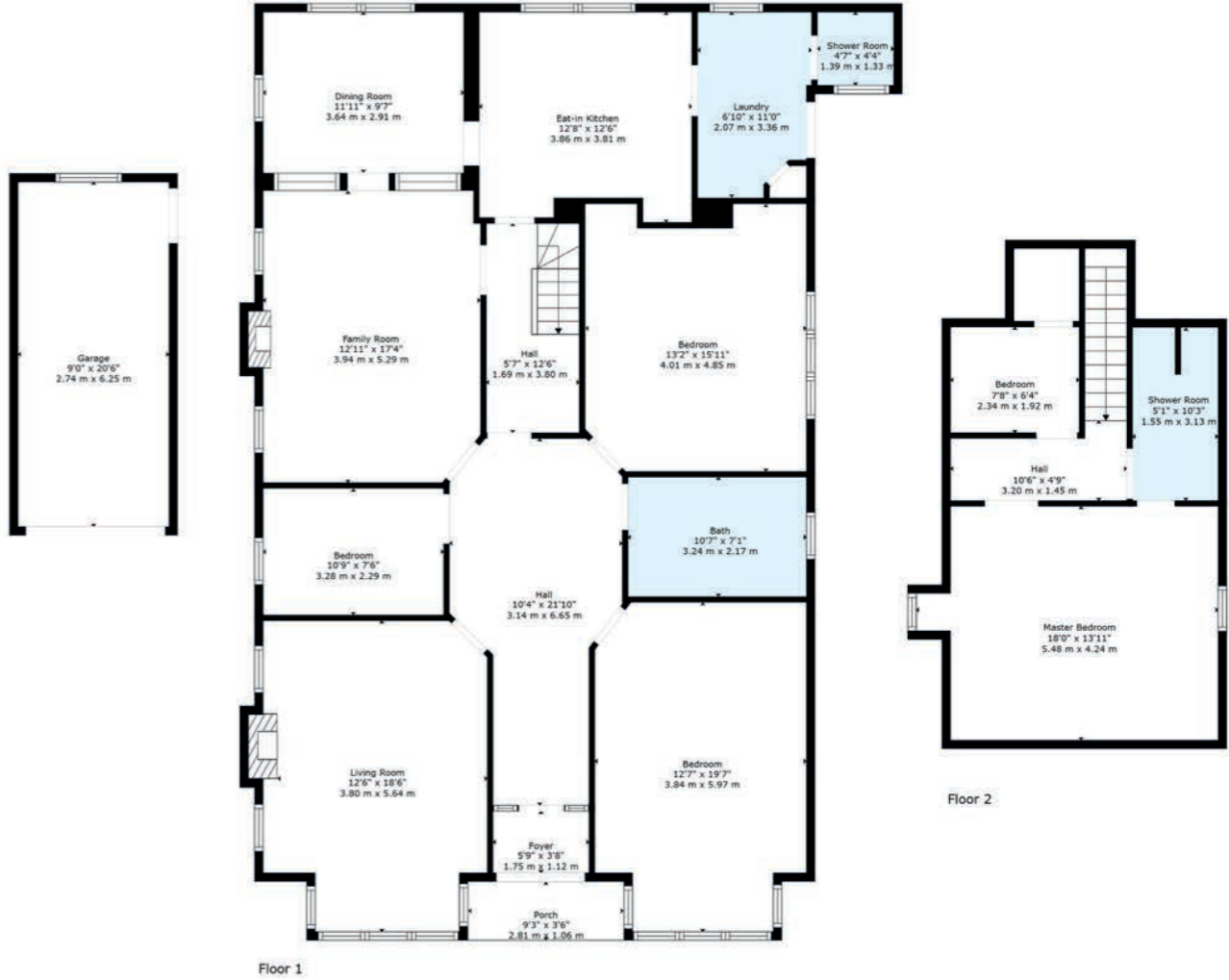
Set within the heart of Giffnock village and therefore within walking distance to high achieving schooling, a plethora of local shops, cafes and restaurants, Corum are delighted to present to the market this red sandstone fronted detached period bungalow that delivers exceptional family accommodation that is both highly flexible and versatile.

Being offered to the market for the first time in nearly 50 years, the house offers a wonderful opportunity for upgrading, refurbishment and for one to bespoke their own long-term family home. Maintained by the long-term owners and extended, the front elevation of the property belies the internal accommodation.

Glazed storm doors leading into vestibule, outstanding sized reception hallway with panelling, feature octagonal design and stained-glass decorative cupola create a real sense of occasion when entering the property. Large bay windowed lounge to the front, spacious rear facing family room, both with feature fireplaces, three bedrooms on the ground floor, larger style family bathroom with original Vitrolite tiling, dining sized kitchen with a useful dining room off and the ground floor is completed by a utility room with excellent storage and useful downstairs shower room. The upper accommodation provides landing area leading to a large double bedroom with Velux windows, second single bedroom/home office and the upper accommodation is completed by a shower room which can be accessed off the landing or the larger style bedroom. Extensive eaves storage. The property has a system of gas central heating, traditional sash and case windows and security alarm system.

Set within well-tended garden grounds with lawned areas to the front and rear, both have established planting. Patio area to the rear. Detached garage with up and over door, fitted with power and light.





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, in addition to local motorway links (M77/M8) providing swift access to the city centre and Ayrshire. There are two train stations within close proximity, Giffnock Train Station and Whitecraigs Train Station. 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 David Lloyd Sports Club, PureGym, Nuffield Health Gym, Whitecraigs Golf Club, Giffnock and Whitecraigs Tennis Clubs and Rouken Glen Park which was voted UK's Best Park of 2016.

NM4552 | Sat Nav: 22 Hathaway Drive, Giffnock, G46 7AE

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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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YOUR FUTURE



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