



FLAT 3 7 BOWMONT TERRACE

DOWANHILL

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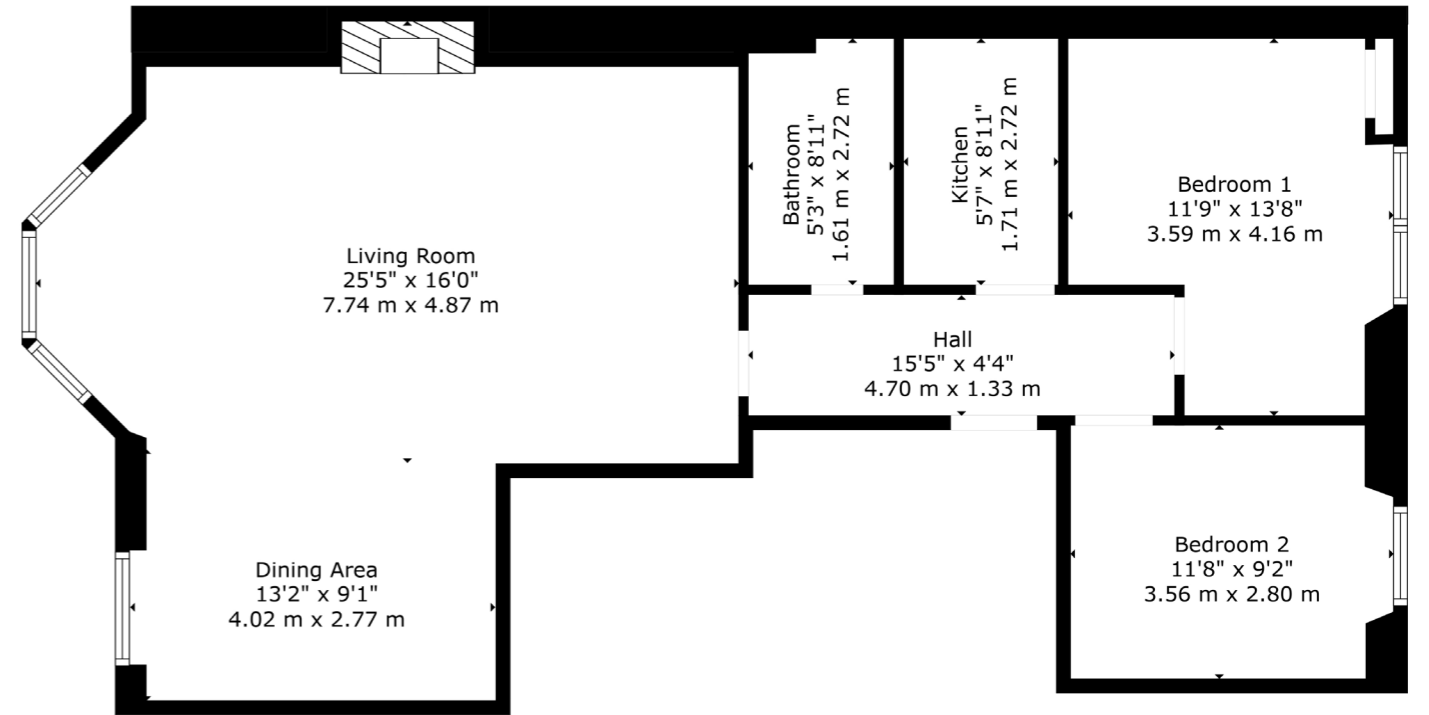
- 2 | BEDROOMS
- 1 | BATHROOM
- 1 | PUBLIC ROOM

This superb, two bedroom first floor drawing room conversion in the heart of Dowanhill is in excellent condition and situated within a handsome, B-listed, blonde sandstone former townhouse built circa 1880.

There is a charming residents' communal hallway with some lovely original features including the tiled floor and decorative cornice work. The apartment, situated on the first floor, has a reception hall with all rooms off, including a stunning L-shaped drawing room with bay window and ample dining space. To the rear are two well-proportioned bedrooms, and a stylish kitchen and bathroom, completing the accommodation on offer.

The property has retained a wealth of period features from original fire surrounds, decorative cornice and ceiling rose. It benefits from being double glazed, having gas central heating, a storage cupboard in the basement and a beautiful leafy aspect. There is residents parking to the rear and on street permit parking is available via request to Glasgow City Council.





The leafy Dowanhill district is well placed for a wide selection of shops and amenities on both Byres Road and Hyndland Road. There are various supermarkets on Byres Road, including Waitrose, Marks & Spencer and a Tesco Metro. The famous Ashton Lane, just off Byres Road, offers a selection of bars, restaurants and the Grosvenor Cinema. At the top of Byres Road are the Botanic Gardens offering a beautiful green space in the city and greenhouses full of tropical plants. There are a number of bars, restaurants, cafés and delicatessens in the Hyndland Area, including Epicures, Shucks, Jelly Hill and Peckhams.

Public transport is excellent, with bus routes operating on Byres Road and underground stations at Hillhead, Kelvinhall and Partick, where there is also a railway station. There are also good road links to the City Centre, Glasgow International Airport, and beyond.

Glasgow University is situated on University Avenue, just off Byres Road, and provides world class further education. There are a number of excellent comprehensive schools in the area as well as private schooling at The Glasgow Academy, The High School of Glasgow and Kelvinside Academy.

WE5122 | Sat Nav: 7 Bowmont Terrace, Dowanhill, Glasgow, G12 9LP

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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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