



59 MILLBRAE ROAD
LANGSIDE

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5 | BEDROOMS

4 | BATHROOMS

4 | PUBLIC ROOMS

This exceptional home delivers vast accommodation, secure off street parking and charming garden grounds.

Occupying a prominent corner position where Millbrae Road meets Ledard Road in Langside, this outstanding semi-detached villa has an abundance of sought after traits. Our clients bought the property from Corum in 2008 and they have spent a great deal of time, effort and money adapting and improving it in numerous different ways. Early internal inspection is vital.

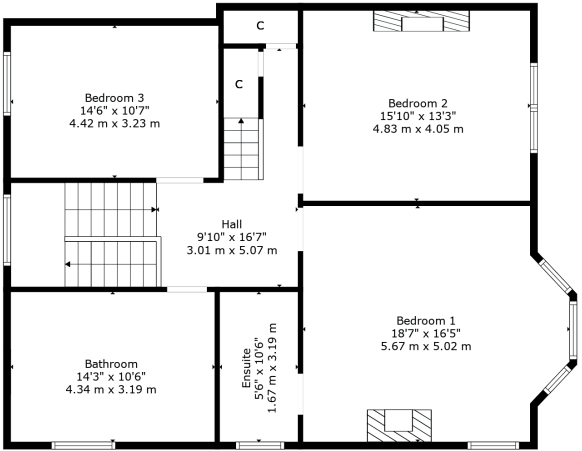
The accommodation in brief; gable end entrance vestibule, hallway, bay windowed living room with real fire, TV room, designated dining room and a fitted kitchen accessed from the dining room or from the hallway. The kitchen includes floor/wall mounted units, a breakfast bar, a pantry cupboard and integrated items such as fridge, freezer, Rangemaster oven, dishwasher and Belfast sink. The rear ground floor hallway gives access to a cloakroom/wc, a large home office and a laundry room housing fitted cabinetry, the boiler and another Belfast sink.

The original sweeping staircase leads to first floor landing and into three large double bedrooms alongside a magnificent main house bathroom. The principal bedroom has a bay window formation, its own real fire and an en-suite shower room/wc. Both the bathroom and en-suite have custom made wooden shutters. A further fixed stair leads to the second floor revealing two more double bedrooms each with their own walk-in wardrobes. A contemporary shower room/wc serves both bedrooms at second floor level.

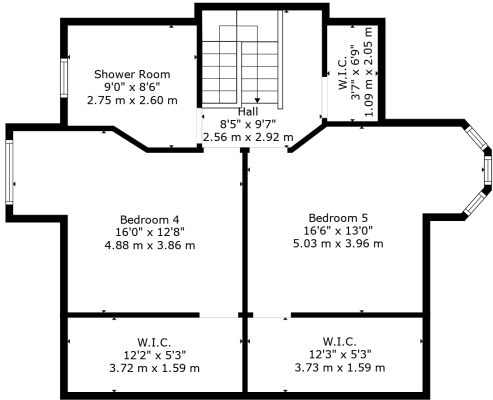
Our clients have been careful to protect the original features throughout the property and so detailed ceiling plasterwork, moulded woodwork and fire surrounds have all been retained where possible. Highly decorative cast iron radiators are also a real feature with several throughout the home. The property has an abundance of fitted storage, gas central heating, double glazing, a security alarm system and a relatively new roof covering with respect to the age of the building.

Externally the property has private driveway parking from Millbrae Road via an electric gate, a detached double garage with remote control door and an electric car charging point. The garden grounds that surround the building have been professionally landscaped to include a well-kept lawn which is professionally managed by ProLawn (8 times a year), perimeter beddings and Indian stone paving. An outside tap is attached to the building and external power points are also included.

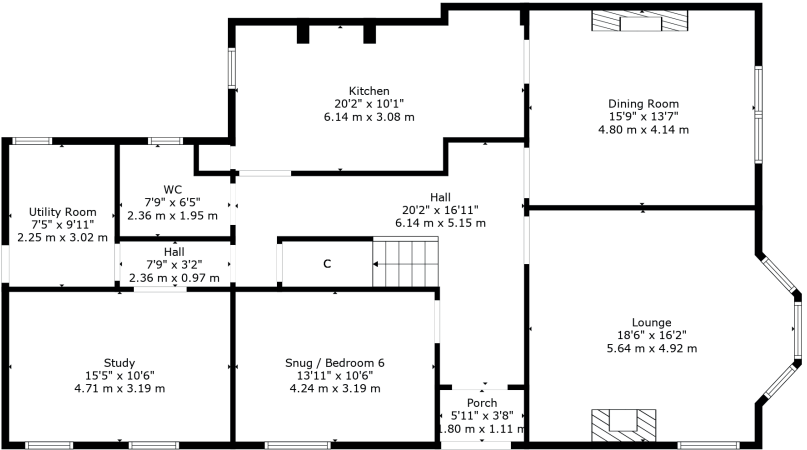




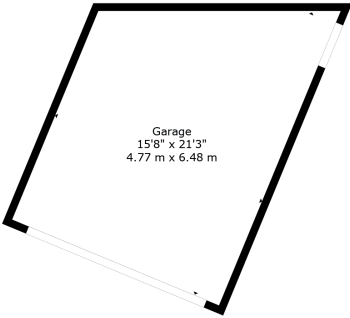
1st Floor



2nd Floor



Ground Floor



59 Millbrae Road is within walking distance of an abundance of amenities in Langside and Battlefield whilst Queen's Park is 400 yards away and Newlands Park is within one mile. The local railway station at Langside is on the Cathcart Circle line, a 5 stop journey into Glasgow central station. The M77 and M74 both connect the Southside of Glasgow to Scotland's motorway network.

SS4991 | Sat Nav: 59 Millbrae Road, Langside, G42 9UF

For the full home report visit 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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