



59 Tillycairn Drive, Garthamlock, Glasgow, G33 5JD

Offers Over £160,000

- Immaculately Presented End Terrace Home
- Open Plan Lounge Dining
- 2 Spacious Double Bedrooms
- End Plot Positioning
- Proximity to Excellent Transport Links & Local Amenities
- Contemporary Styling Throughout
- Impressive Fitted Kitchen with Appliances
- Stylish 3 Piece Bathroom Suite
- Front & Rear Gardens with Private Driveway
- EER - C

59 Tillycairn Drive, Glasgow G33 5JD

Welcome to Tillycairn Drive, Glasgow - a charming property that could be your next dream home! This delightful end terrace property boasts a welcoming open plan lower layout, perfect for relaxing or entertaining guests, whilst with two lovely bedrooms, there's plenty of space for a small family or guests.

Don't miss the opportunity to make this house your own and enjoy the benefits of living in a wonderful community in Glasgow. Contact us today to arrange a viewing and take the first step towards owning this lovely property on Tillycairn Drive.



Council Tax Band: C

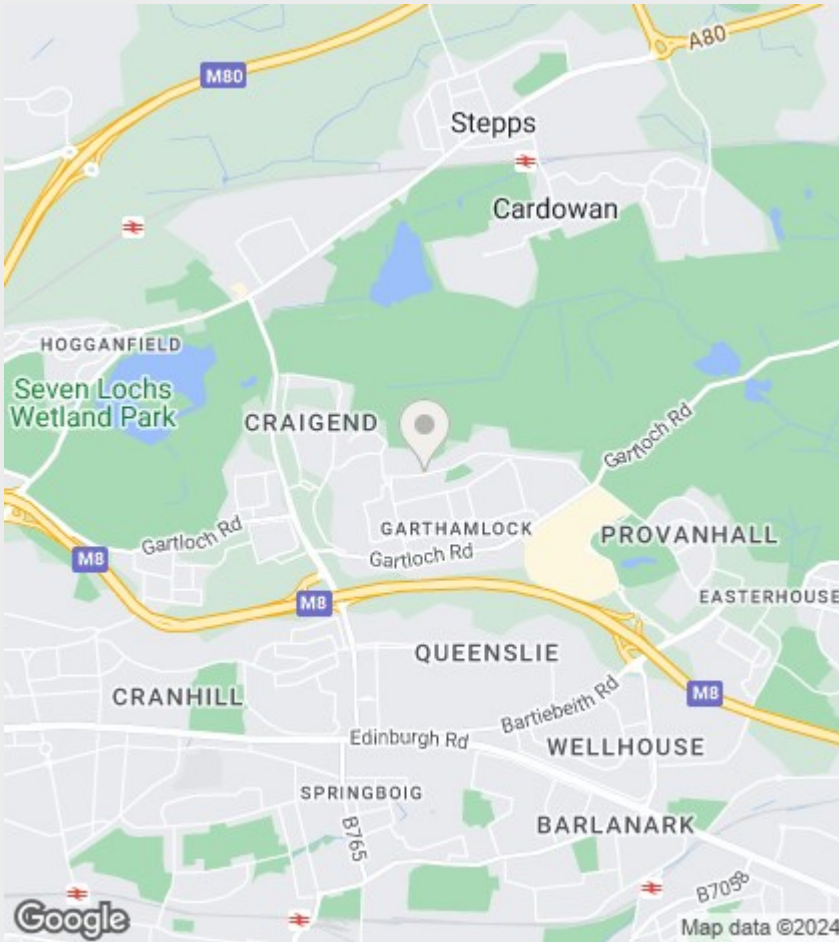


Fully upgraded throughout by its present owners this beautiful property impresses from the moment you step through the door. A welcoming entrance hallway leads through to the bright and spacious open plan lounge and dining area, with feature media wall, wooden panelling and flooring, accent lighting, archway and french doors to the rear gardens. The modern fitted kitchen with complimentary wooden work surfaces boasts integrated fridge, freezer, oven, gas hob and extractor, dishwasher and washing machine. The freshly carpeted upper accommodation continues the contemporary theme with 2 generously portioned double bedrooms and a stylish 3 piece family bathroom suite with tiled finish and overhead thermostatic rainfall shower. Further benefits include gas central heating, double glazing and ample storage space throughout the property. Externally the property has both front and rear gardens as well as a large private driveway. The fully enclosed rear gardens have a large patio area and lawn beyond, ideal for small children or family pets.

Situated in a desirable location in Garthamlock in the North East of Glasgow, the home benefits from a host of local amenities including shops, schools, leisure facilities, and parks, as well as being close to the Glasgow Fort shopping centre which has an array of shops and eateries, together with quick and unobstructed access to the M8. Whether you're a first-time buyer, a small family, or someone looking to downsize, this property has the potential to cater to your needs.

Home Report Available on Request
Viewings Strictly By Appointment
Council Tax - Glasgow City Band A
EER - C

If you are interested in viewing this property please contact our offices direct on 0141 775 1050. Property to sell? One of our expert team would be happy to provide you with a free valuation and we can discuss our selection of professional selling packages.



Directions

Viewings

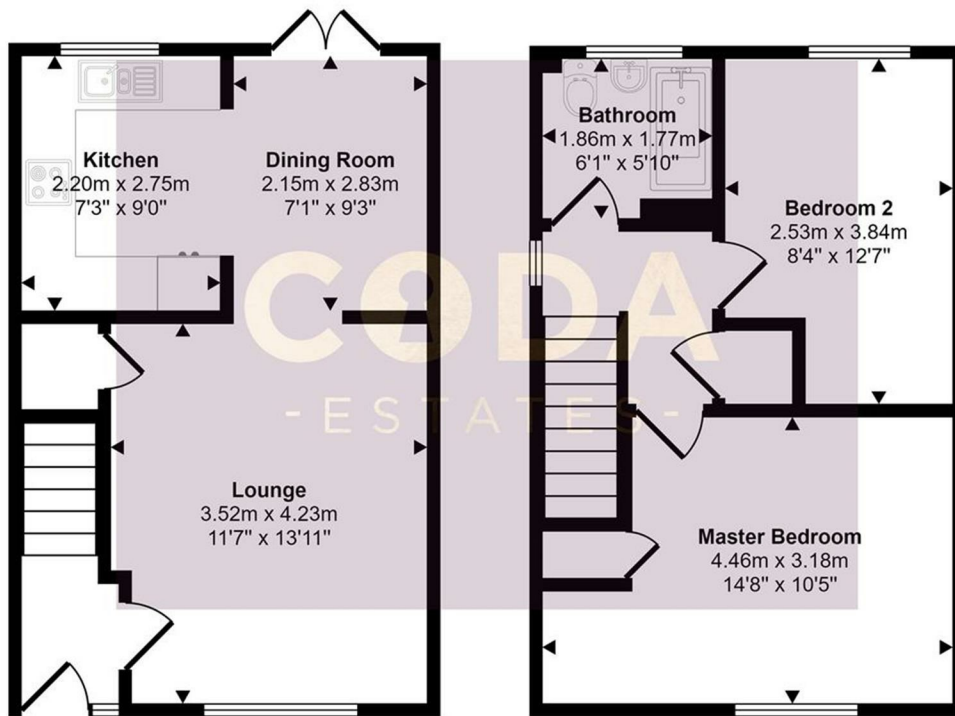
Viewings by arrangement only. Call 01417751050 to make an appointment.

EPC Rating:

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			89
(81-91) B			
(69-80) C		71	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
Scotland		EU Directive 2002/91/EC	

Approx Gross Internal Area
65 sq m / 695 sq ft



Ground Floor
Approx 32 sq m / 348 sq ft

First Floor
Approx 32 sq m / 348 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate.