



2 Fern Court Fern Avenue, Lenzie, Kirkintilloch, Glasgow, G66 4BG

Offers Over £355,000

- Located within the prestigious Fern Court, an exceptional redevelopment of the former Lenzie Primary School
- Full-height feature windows in the lounge creating a bright and airy living environment
- Two luxurious four-piece bathrooms finished with high-quality Porcelanosa sanitaryware
- Beautiful herringbone timber flooring enhancing the main living space
- Walking distance to Lenzie station
- Striking open-plan living, dining and kitchen area with dramatic double-height ceilings
- Two well-proportioned double bedrooms, including a superb principal suite with private ensuite
- Sleek modern kitchen fitted with fully integrated Siemens appliances
- Separate utility/laundry cupboard adding convenience and practicality to the home
- Energy efficiency rating - D

2 Fern Court Fern Avenue, Glasgow G66 4BG

Enjoying a superb position within the exclusive Fern Court development, this exceptional two-bedroom ground floor apartment offers a unique blend of heritage character and contemporary luxury. Formed within the beautifully redeveloped former Lenzie Primary School, the property delivers an outstanding lifestyle opportunity with dramatic double-height living space, high-end finishes and generous proportions throughout—perfect for those seeking stylish, low-maintenance living in a truly distinctive setting.



Council Tax Band: E



Set within the prestigious Fern Court, the beautifully redeveloped former Lenzie Primary School, this exceptional ground floor apartment blends historic character with contemporary luxury. The property features a spectacular double-height open plan lounge, dining and kitchen area, flooded with natural light from impressive ceiling-height windows and finished with elegant herringbone wooden flooring.

There are two generous double bedrooms, including a superb principal bedroom with a stylish ensuite, alongside a further luxurious four-piece bathroom – both fitted with high-quality Porcelanosa suites. The apartment also benefits from a spacious walk-in closet and a convenient laundry cupboard.

The designer kitchen is fitted with integrated Siemens appliances, creating a sleek and practical space ideal for modern living and entertaining.

A rare opportunity to acquire a distinctive and beautifully finished home within one of Lenzie's most unique conversions.

The Development

With the perfect blend of modern living fused with traditional charm and stately architecture, Moncrieff View lies within the much sought-after village of Lenzie.

The former primary school offers a range of 20, two and three bedroom apartments over two buildings. Eleven of the apartments are located within the carefully restored original building marrying the historic and characterful charm of this former school house with unique modern-classic design. The communal space has been carefully restored with the original staircase taking centre stage, encapsulated by a glazed atrium roof - set to impress upon arrival.

Location

Surrounded by an abundance of village shops, pubs, and eateries all within walking distance as well as a busy town centre just a five-minute drive away, Moncrieff View offers a rare opportunity to enjoy spacious living in the most enviable of settings.

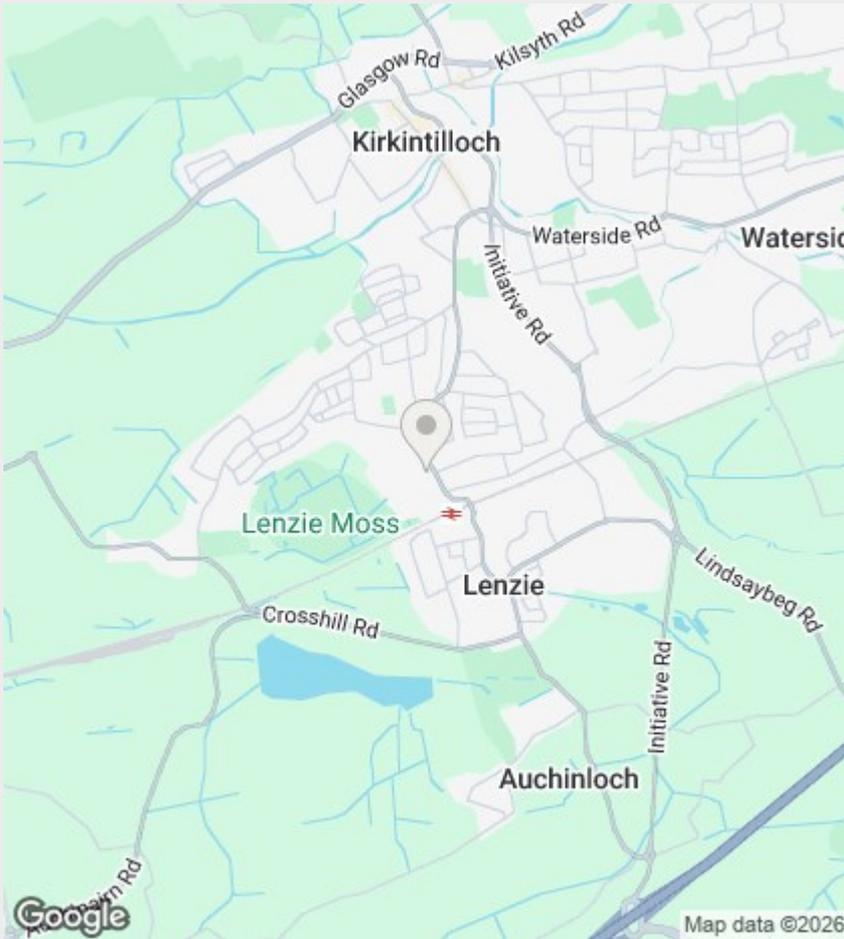
Council Tax: East Dunbartonshire Band E

Home Report: Available upon request.

EER: D

Viewings strictly by appointment

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

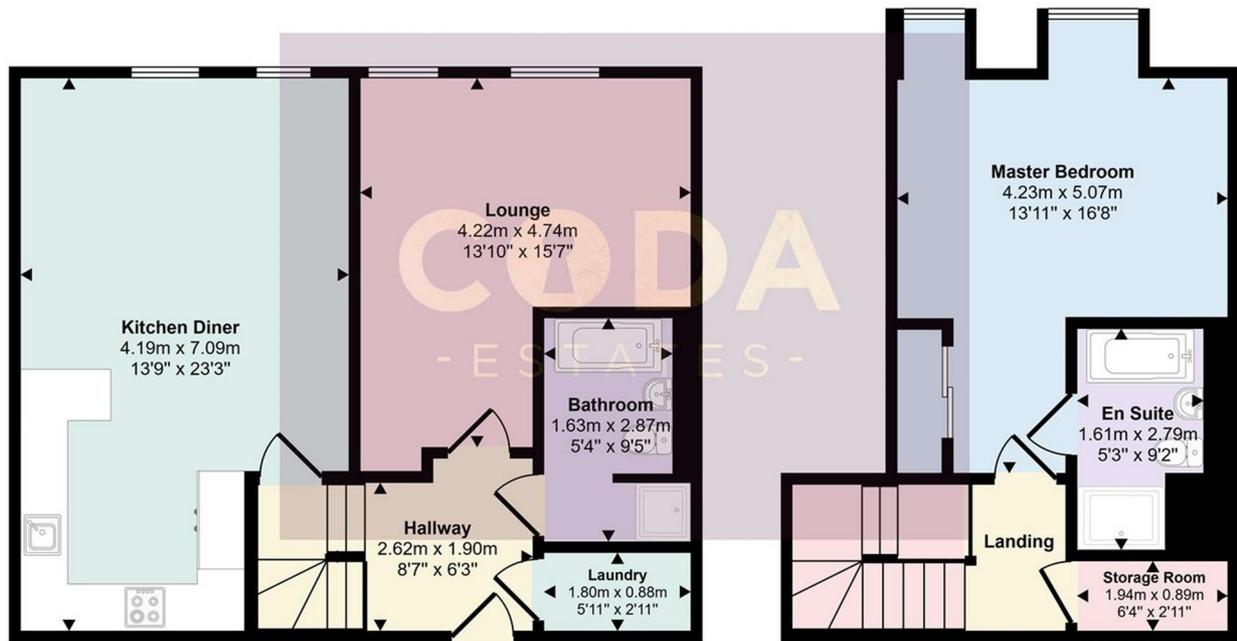
Viewings by arrangement only. Call 01417751050 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		65	65
(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
88 sq m / 945 sq ft



Ground Floor
Approx 60 sq m / 642 sq ft

First Floor
Approx 28 sq m / 303 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.