



GARDEN STIRLING BURNET

**2/1 165 SKIRSA STREET,
GLASGOW, G23 5DB**



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EPC
RATING

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COUNCIL
TAX BAND

B



This impressive and generously proportioned two-bedroom second-floor flat has been tastefully upgraded throughout and is presented in true walk-in condition. Situated within a popular residential pocket of Cadder, the property offers stylish accommodation that will appeal to first-time buyers, young professionals, couples, and downsizers alike.



The bright and well-maintained accommodation comprises a welcoming reception hallway with useful storage, a spacious lounge with sliding doors opening onto a private balcony, a contemporary fitted kitchen, a generous principal bedroom featuring an extensive range of fitted wardrobes, a further double bedroom, and a beautifully finished modern shower room.

Further benefits include double glazing, gas central heating, and excellent storage throughout.







“Presented in walk-in condition, this spacious two-bedroom flat offers generously proportioned accommodation throughout”

FEATURES

- Beautifully Presented Two-Bedroom Second-Floor Apartment
- Immaculately Maintained and Ready to Move Into
- Spacious Lounge with Private Balcony
- Modern Kitchen with Ample Storage
- Principal Bedroom with Extensive Fitted Wardrobes
- Contemporary Shower Room Finished to a High Standard
- Bright and Flexible Living Accommodation
- Double Glazing and Gas Central Heating
- Convenient Access to Glasgow City Centre
- Excellent Local Amenities Within Easy Reach
- Scenic Canal Walks Nearby
- Perfect for First-Time Buyers, Professionals or Downsiziers



Excellent public transport links provide easy access to Glasgow City Centre and beyond, while nearby road networks offer straightforward commuting options.







**OFFERS TO:
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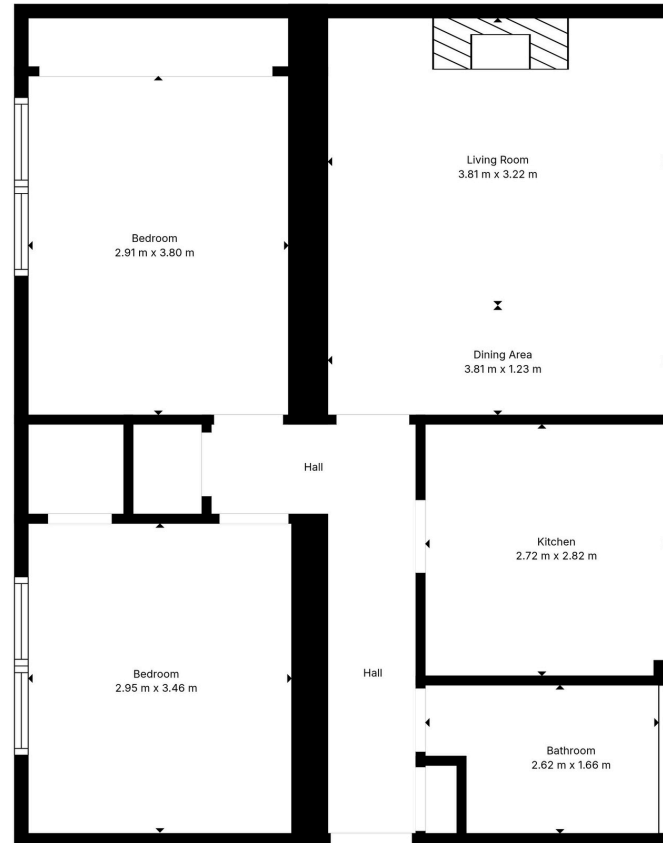
HOUSE SALES

If you have a house to sell, we provide free pre-sales advice, including valuation. We will visit your home and discuss in detail all aspects of selling and buying, including costs and marketing strategy, and will explain GSB Properties' comprehensive services.

1. While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.
2. Interested parties are advised to note interest through their solicitor as soon as possible in order to be kept informed should a Closing Date be set. The seller will not be bound to accept the highest or any offer.



FLOORPLAN



Total: 65 m²
1st Floor: 65 m²
Excluded Areas: Walls: 5 m²

