



FOR SALE
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& Lettings
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YH08 MJT

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MQ Estate Agents are delighted to present to the market this modern and spacious townhouse, set over three levels and situated within a convenient pocket of Govan on Glasgow's ever popular South West. Offering generous accommodation throughout, excellent storage and contemporary finishes, this property is perfectly suited to families and professional buyers alike.

MQ Assisted Move, Part Exchange and 95% mortgages are available.

The accommodation comprises a welcoming entrance hallway leading to a bright and spacious lounge with patio doors providing access to the fully enclosed rear garden. The impressive dining kitchen offers a range of modern wall and floor mounted units with ample space for dining and entertaining. A useful laundry area and stylish fully tiled shower room complete the lower level.

The second floor hosts two well proportioned bedrooms and a convenient WC. Occupying the entire top floor, the impressive primary bedroom benefits from fitted mirrored wardrobes, substantial cupboard space, home office space and a beautifully finished fully tiled family bathroom with separate bath and overhead shower.

Externally, the property enjoys a fully enclosed side and rear garden finished with artificial lawn and paving, creating a low maintenance outdoor space ideal for relaxing and entertaining. To the front, there is a neat lawn area and private driveway providing off street parking.



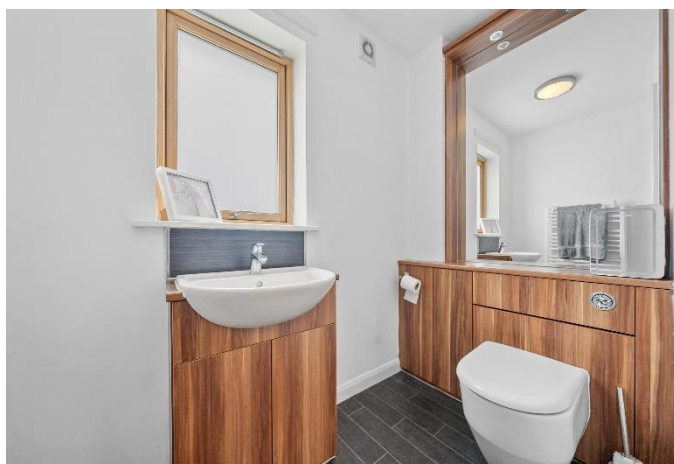
Further benefits include double glazing, gas central heating and excellent storage throughout.

Situated in a convenient pocket of Govan on Glasgow's South West, the property is ideally placed for a wide range of local amenities, schooling and transport links, including easy access to the Queen Elizabeth University Hospital, Clyde Tunnel, M8 motorway network and nearby public transport connections to Glasgow City Centre.

MQ Estate Agents are open 7 days a week. Monday to Friday 8am to 9pm & Saturday & Sunday 8.30am - 9pm to arrange your viewing or valuation appointment.



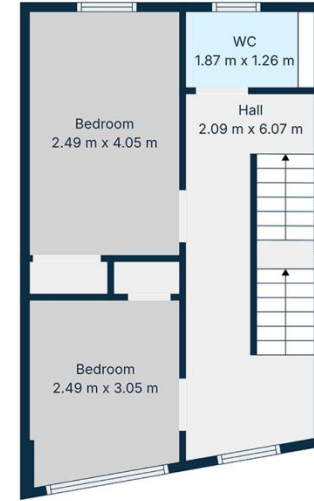




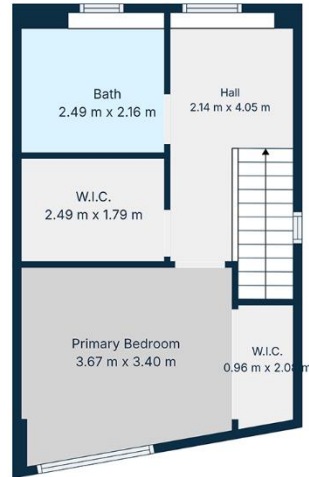




TOTAL: 116 m²
 Ground floor: 44 m², 1st floor: 36 m², 2nd floor: 36 m²
 EXCLUDED AREAS: WALLS: 9 m²
 Floor Plan Created By Cubicoolo App. Measurements Deemed Highly Reliable But Not Guaranteed.

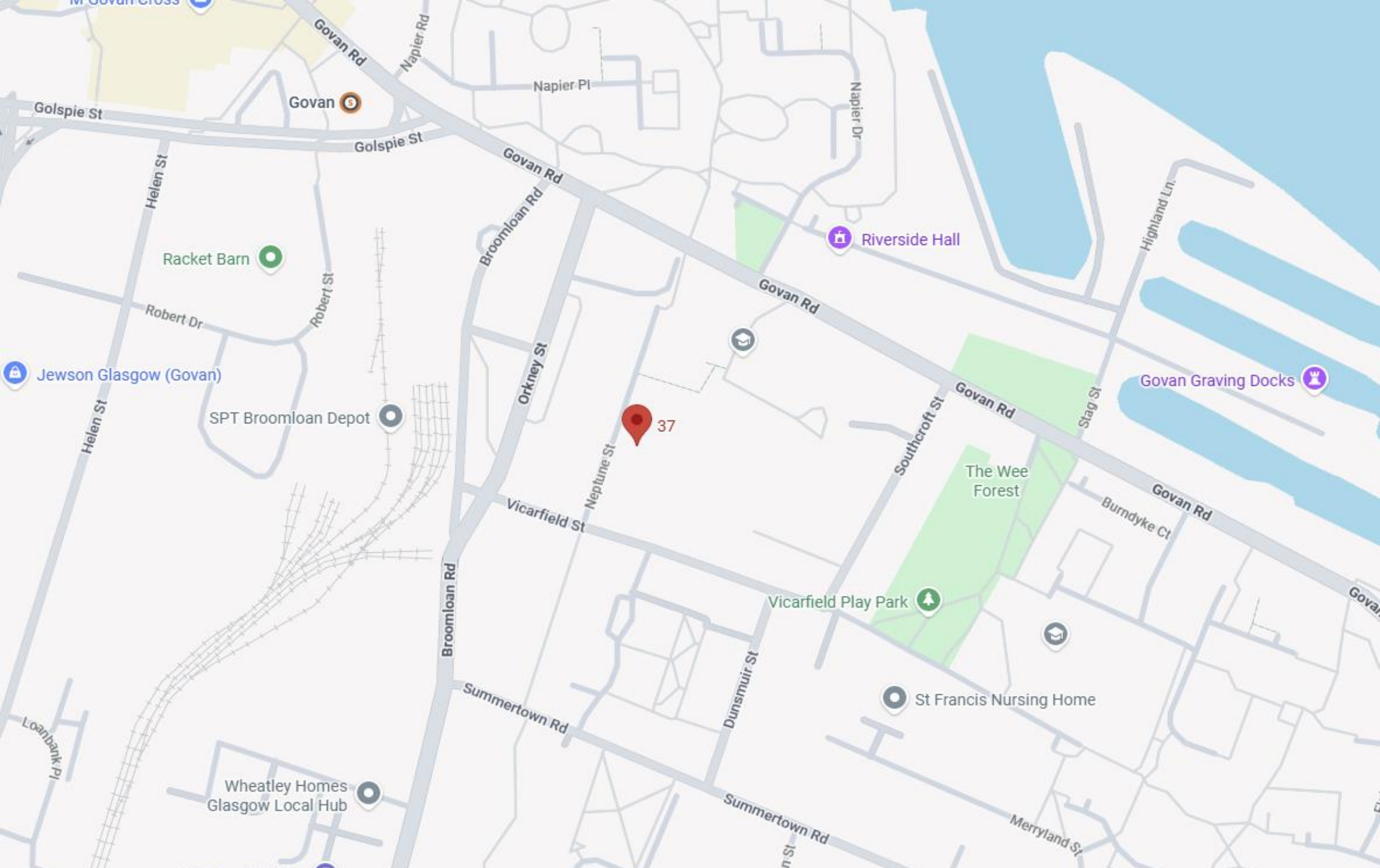


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Call free on 0800 074 8585

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