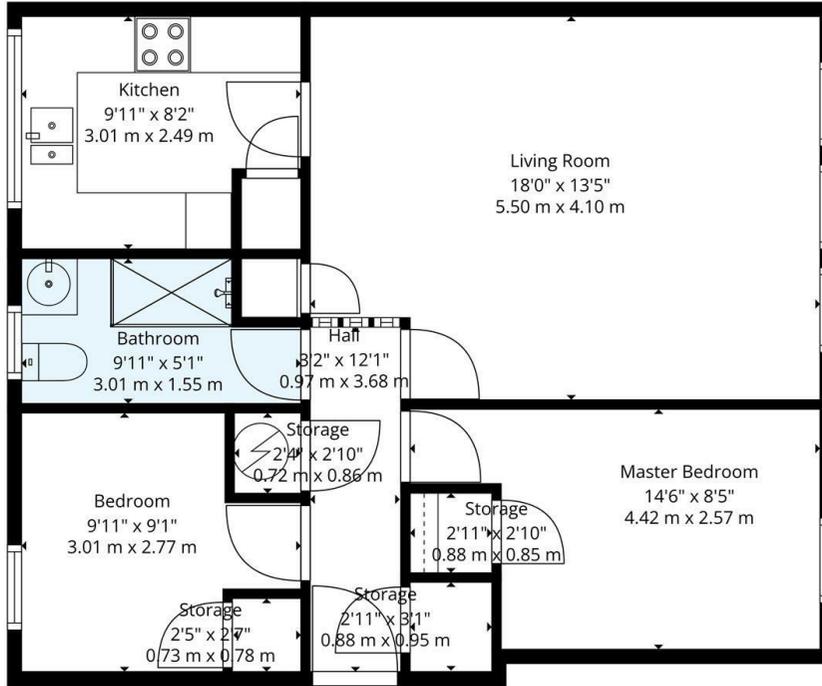




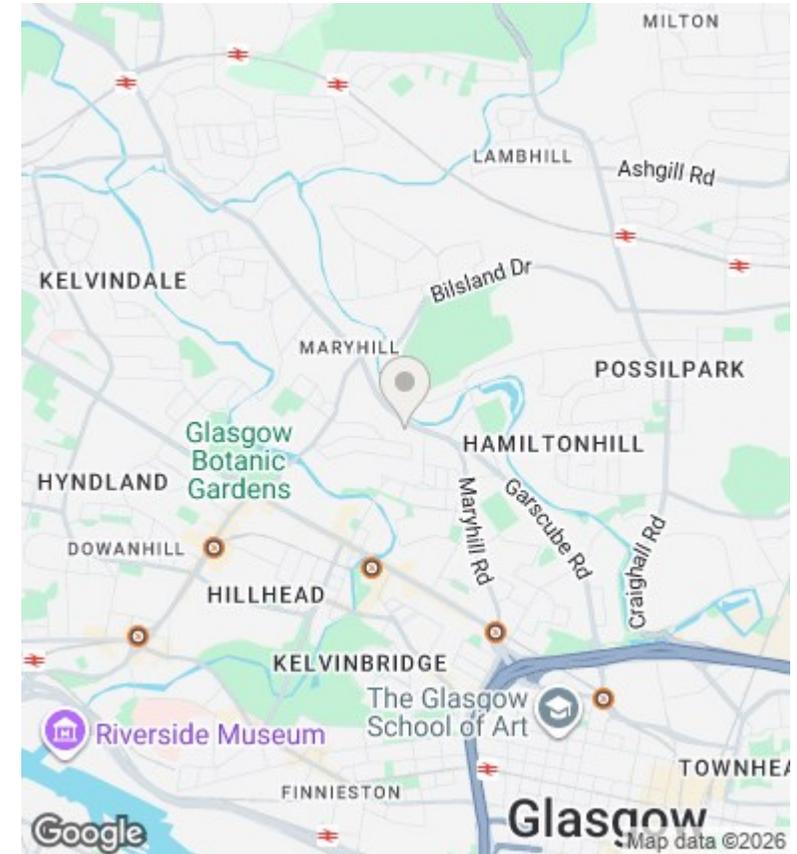
0/2, 16 Kelvinside Drive, Glasgow, G20 6QD

Offers Over £165,000

- Well placed for quick access to all amenities within the West End
- Residents parking bays available
- Double glazing and electric heating
- EER Band E
- Two bedroom ground floor flat
- Well equipped kitchen
- Bright and spacious lounge with ample dining space
- Well maintained communal gardens
- Modern Shower room
- Located within a quiet cul-de-sac



TOTAL: 599 sq. ft, 56 m2
 1st floor: 599 sq. ft, 56 m2
 EXCLUDED AREAS: STORAGE: 31 sq. ft, 4 m2, UNDEFINED: 10 sq. ft, 0 m2, WALLS: 52 sq. ft, 4 m2
 Floor Plan Created By Cubicase App. Measurements Deemed Highly Reliable But Not Guaranteed.



Directions

Viewings

Viewings by arrangement only. Call 01417262111 to make an appointment.

Council Tax Band

D

EPC Rating:

E

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D		
(39-54) E	50	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	EU Directive 2002/91/EC	