



OFFERS OVER
£325,000
Kirklands Crescent
Glasgow, G71 8HJ



TOTAL: 1000 sq. ft, 93 m²
 Ground floor: 509 sq. ft, 47 m², 1st floor: 491 sq. ft, 46 m², 2nd floor: 0 sq. ft, 0 m²
 EXCLUDED AREAS: GARAGE: 177 sq. ft, 16 m², PATIO: 140 sq. ft, 13 m², LOFT: 129 sq. ft, 12 m²,
 LOW CEILING: 102 sq. ft, 10 m², WALLS: 161 sq. ft, 15 m²

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
Scotland		69	77
		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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OFFICE DETAILS

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