



### Directions

### Viewings

Viewings by arrangement only. Call 0141 334 3670 to make an appointment.

### EPC Rating

C

| Energy Efficiency Rating                    |  | Current                 | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs |  |                         |           |
| (92 plus) A                                 |  |                         |           |
| (81-91) B                                   |  |                         |           |
| (69-80) C                                   |  | 76                      | 76        |
| (55-68) D                                   |  |                         |           |
| (39-54) E                                   |  |                         |           |
| (21-38) F                                   |  |                         |           |
| (1-20) G                                    |  |                         |           |
| Not energy efficient - higher running costs |  |                         |           |
| Scotland                                    |  | EU Directive 2002/91/EC |           |



24 James Morrison Street, Flat 3/7, Glasgow, G1 5PE

£1,440 PCM

# 24 James Morrison Street, Glasgow G1 5PE

Ross & Liddell are delighted to offer to the rental market this immaculately presented, Two Bedroom Apartment located on the 3rd floor of the prestigious St Andrews Lofts development on James Morrison Street

This spacious accommodation on offer comprises a welcoming entrance Hallway leading to a large open plan Lounge with feature exposed brick wall, Dining area and modern fitted Kitchen with appliances, two double Bedrooms, family Bathroom with three piece suite and separate shower cubicle.

The property further benefits from video secure entry, lift access, electric wet central heating and double glazing, as well as an allocated underground parking space

There is a host of shops, bars, restaurants, colleges, universities and hospitals on your doorstep and are all within walking distance.

The M8 & M74 motorway networks are easily accessible making it an ideal location for commuters. Bus and train links are again, within walking distance.

EPC RATE D  
Landlord Reg. Num. 1067462/260/01071  
Letting Agents Reg. Num. LARN185012  
Council Tax Band F



Council Tax Band: F