



Rowantree Avenue, Rutherglen Glasgow G73 4LZ

welcome to

Rowantree Avenue, Rutherglen Glasgow

- Mid Terrace Villa
- Bright Spacious Lounge
- Fitted Kitchen With Access To Rear Garden
- Two Good Sized Bedrooms
- Modern Shower Room

Tenure: Freehold EPC Rating: C
Council Tax Band: B

offers over

£110,000

Offering to the market this Mid Terrace Villa located in popular locale.

The accommodation is formed over two levels with the ground floor having entrance hallway, lounge/dining area with views to the front and rear, good size fitted kitchen with door leading out the rear gardens. The upper floor has stairs leading to two bedrooms (with storage) and modern family shower room.

The property benefits from gas central heating and the gardens are positioned to both front and rear of the property. On street parking is also available.

Rutherglen offers access to the M74 providing links to Glasgow City Centre and further afield and there are a number of well serviced train and bus routes within the town. A selection of primary and secondary schooling is available as well as an abundance of shops, bars, restaurants, a library, and parks providing recreational grounds and much more within this established residential area.

Entrance Hallway

Lounge

21' 5" x 9' 2" (6.53m x 2.79m)

Kitchen

10' 3" x 9' 9" (3.12m x 2.97m)

Bedroom One

15' 8" x 9' 8" (4.78m x 2.95m)

Bedroom Two

12' 7" x 9' 10" (3.84m x 3.00m)

Shower Room

7' 10" x 4' 11" (2.39m x 1.50m)

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Property Ref:

BSD109101 - 0002



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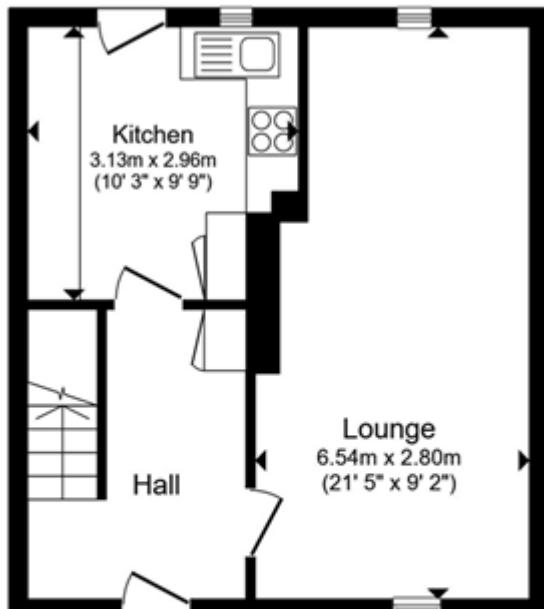
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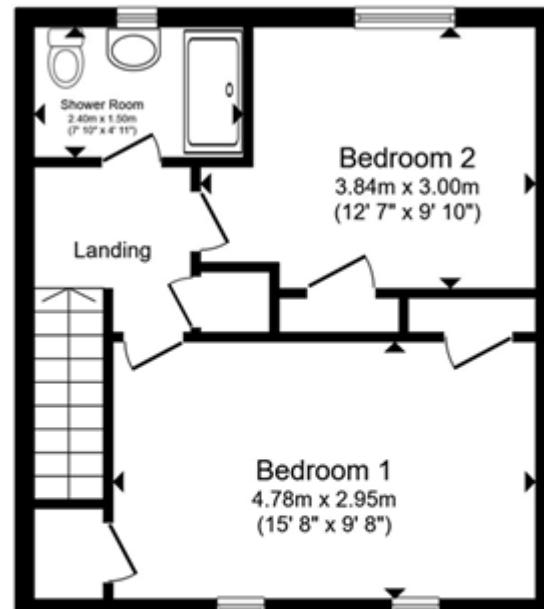
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Ground Floor



First Floor

Total floor area 75.2 m² (809 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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