



OFFERS OVER

£69,500

Elphinstone Crescent
Glasgow, G75 0PW

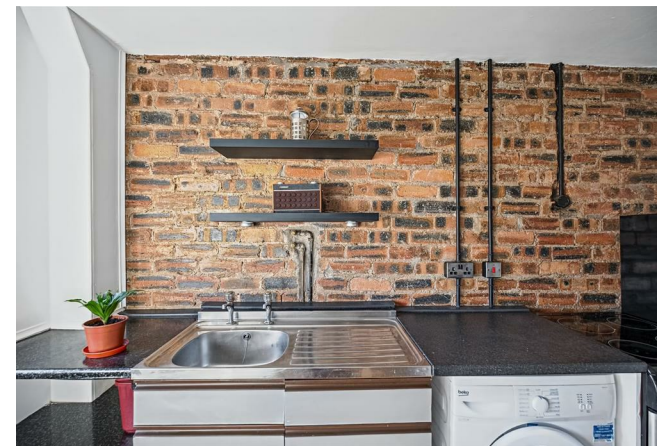
PROPERTY SUMMARY

Located within the ever-popular Murray conveniently placed close to the Village where an excellent choice of shops, bars, restaurants, and cafes can be found is this bright and spacious first-floor, one bedroom flat. Well-maintained and stylishly presented by the current owner, this generous apartment with pleasant communal garden to rear would make a great first time buy or investment purchase.

The well-proportioned layout of accommodation comprises; entrance hallway with useful storage cupboard, substantial front facing lounge with exposed brick, alcove fireplace, and storage cupboard, fitted kitchen with attractive exposed brick wall, double bedroom with fitted wardrobes, and three-piece bathroom with over-bath shower.

This lovely property further benefits from gas central heating, double glazing, well-kept communal close, and easily maintained, communal rear garden and drying area. Building refurbishment, including roof, cladding and communal close, were also completed in 2001.

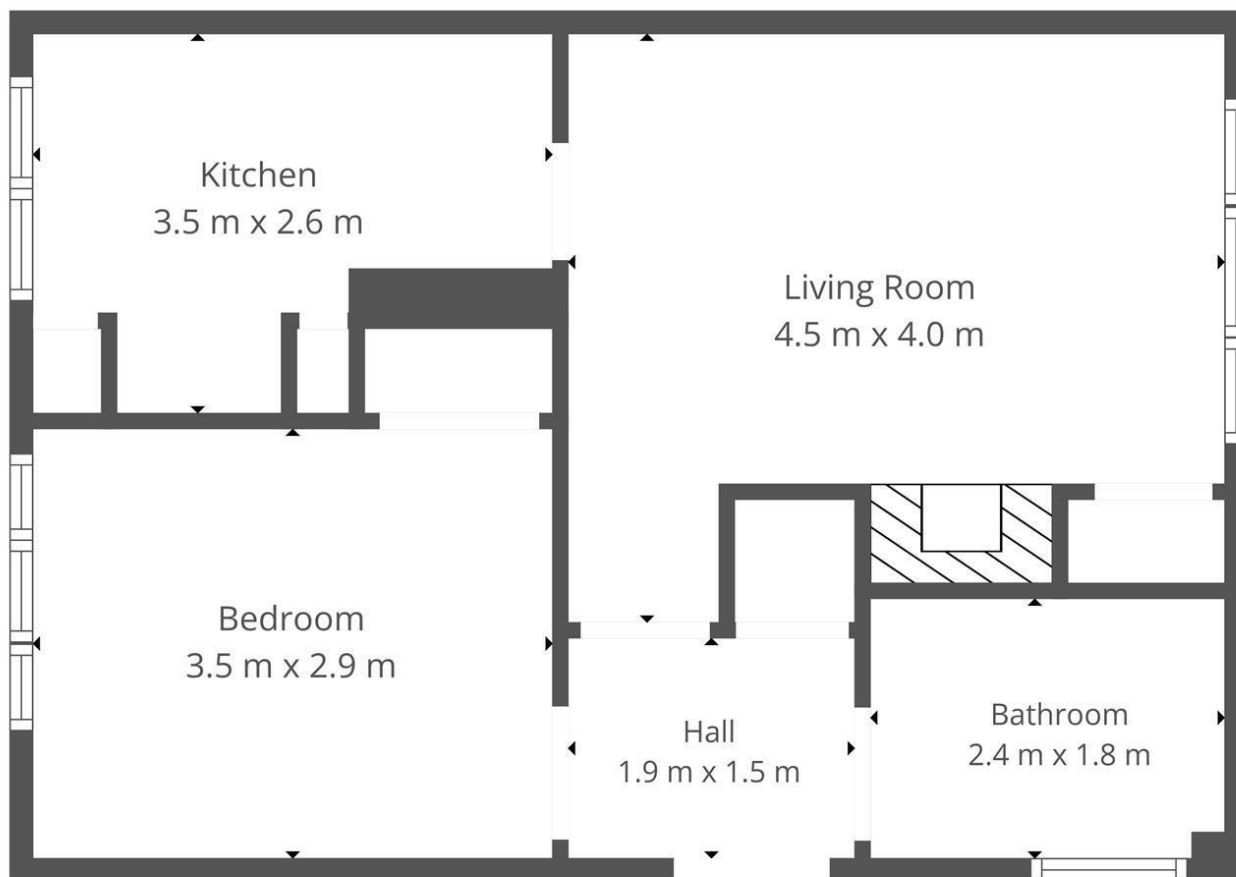
East Kilbride itself has several sports centres and swimming pools amongst other recreational facilities. The area further benefits from excellent bus and rail services and motorway links providing access in and around the central belt.











This Floorplan Is Intended To Give An Indication Of The Layout Only.

LOCAL AUTHORITY

South Lanarkshire

TENURE

Freehold

COUNCIL TAX BAND

A

VIEWINGS

By prior appointment only

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	

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

cruive
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