



THOMSON
RESIDENTIAL

27 2/1 BANCHORY AVENUE

GLASGOW, G43 1EX



**BRIGHT AND SPACIOUS THREE
BEDROOM SECOND FLOOR FLAT,
QUIETLY LOCATED CLOSE TO
AMENITIES IN MANSEWOOD.**

Banchory Avenue is located in a residential area just off the B769 Thornliebank Road in Mansewood, close to the junction of Barrhead Road and Nether Auldhouse Road, approximately 3.5 miles to the south of Glasgow city centre.

Quietly located, this property benefits from being within easy access of amenities and public transport links Pollokshaws West rail station, Thornliebank rail station, Auldhouse retail park and a Morrisons supermarket are all under a mile away, and there are regular bus services to the city centre. The open spaces of Pollok Park are within half a mile, providing plenty of walking trails alongside the famous Burrell Collection. Silverburn Shopping Centre is with 2 miles of the property and provides a wealth of high street shopping, a cinema, and a range of restaurants. A small selection of neighbourhood shops, including a pharmacy, can be found 150 yards from the property.



Property Type	Flat
Bedrooms	3
Bathrooms	1
Reception Rooms	1
Parking	On-street Parking
Outdoor Space	Communal Garden
Council Tax Band	B





ACCOMMODATION

Positioned on the second floor of a renovated building, the property is accessed through an open communal stair.

On entering, a welcoming entrance hall leads to all rooms, providing well proportioned accommodation. To the front, there is a spacious lounge, a fitted kitchen and a wet room shower and WC.

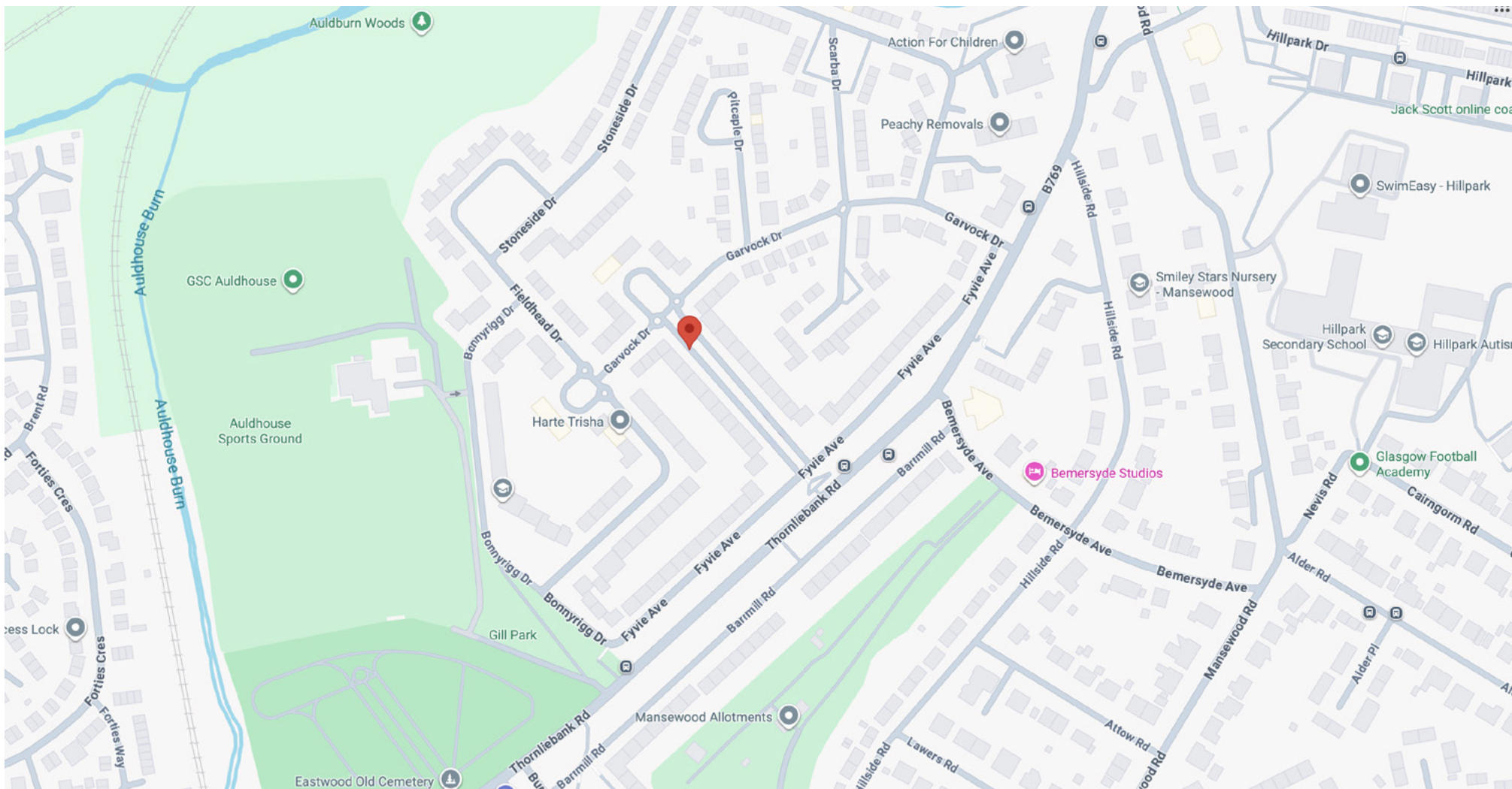
To the rear there are three bright bedrooms providing ample space for furniture.

The property has good storage cupboards and benefits from gas central heating and double glazed windows.

Externally, the property has communal rear gardens and sits in an area of unrestricted on-street parking.







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Thomson Residential
667 Clarkston Road, Netherlee
Glasgow, G44 3SE

P: 0141 639 1233 | E: mail@thomson-residential.co.uk

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