



1/1, 26 Lyndhurst Gardens, Glasgow, Glasgow, G20 6QY

Offers Over £159,500

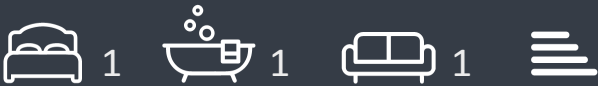
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Enjoying a preferred first floor position is this one bedroom flat which has been carefully redesigned and fully modernised in recent times to form well proportioned accommodation finished to an excellent standard, ideally located within the North Kelvinside area of Glasgow's Westend.

Accommodation comprises secure communal entrance hallway, reception hallway, lounge with hardwood flooring and open plan kitchen with integrated oven, hob, hood, fridge, freezer, washing machine and dishwasher. Master bedroom with large picture window to the front and storage cupboard, dressing room and fully tiled family bathroom with 3 piece white suite and designer fittings.

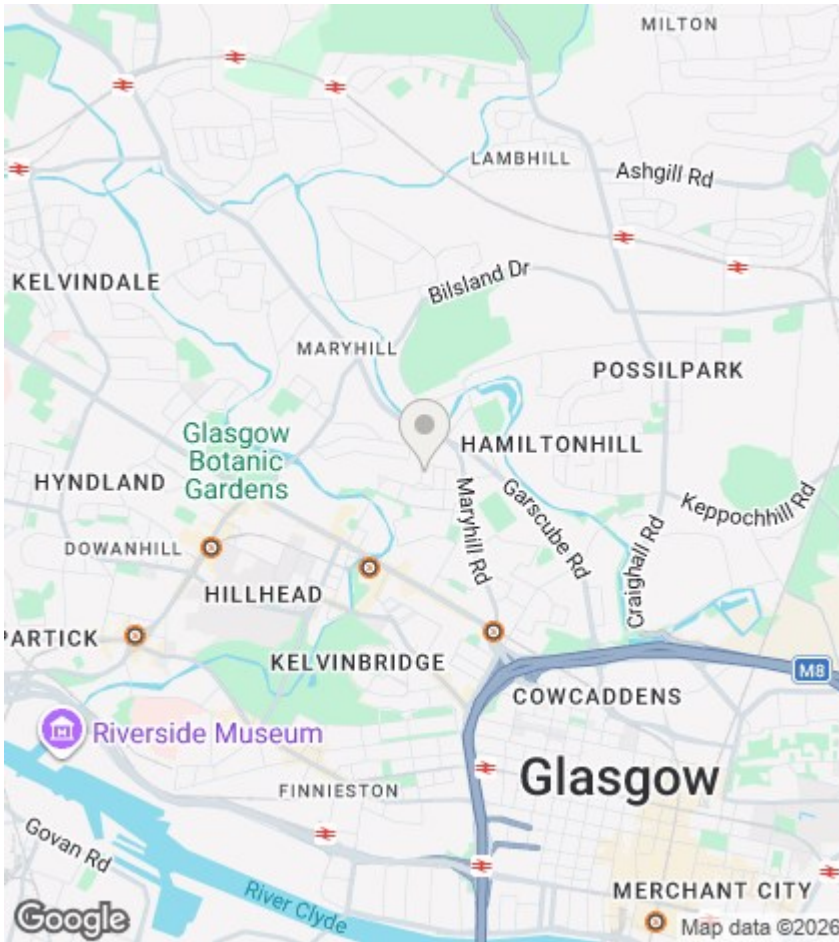
The subjects benefit from UPVC double glazing, gas central heating with modern combination boiler, secure entry and communal rear gardens.

Sizes:



Council Tax Band: B





Directions

Viewings

Viewings by arrangement only. Call to make an appointment.

EPC Rating:

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	EU Directive 2002/91/EC	

3.10 x 1.00m

