

2/2,3 Kirkwood Street

CESSNOCK, GLASGOW, G51 1QA



*EXCELLENT TWO-BEDROOM TRADITIONAL SANDSTONE FLAT,
SET WITHIN THE EVER-POPULAR LOCATION OF CESSNOCK*



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We are delighted to bring to the market, this fantastic two-bedroom traditional sandstone apartment, set in a very popular area of Glasgow. The accommodation on offer is presented in great condition and is perfect for any young couple. Alternatively, it would make an absolutely ideal Buy-to-Let investment, as it has great transport links to the city centre within only a few minutes.

The spacious and upgraded accommodation comprises a large lounge with a bay window, allowing lots of natural light to flood the room. The feel of real space is evident and given the shape of the room, it would suit a range of furniture configurations. There's a fireplace and many of the original features of this Victorian property have been lovingly kept in-tact, including tall skirtings and ceilings, window surrounds and ornate plasterwork, making it ideal for someone to make a feature of them within the property.

The Property



The galley-style kitchen is ideal for the apartment and contains a good range of units along with an electric oven and gas hob. There's ample space for the washing machine and fridge freezer.





The two bedrooms are both spacious and bright with ample space for free-standing furniture. There's a large cupboard off the hallway to help keep everything in its place. The tiled bathroom is bright and fresh, finished in a white suite with a shower over the bath.

The home is kept warm and comfortable with gas central heating and double glazing. The property has communal drying space to the rear and parking is on-street.

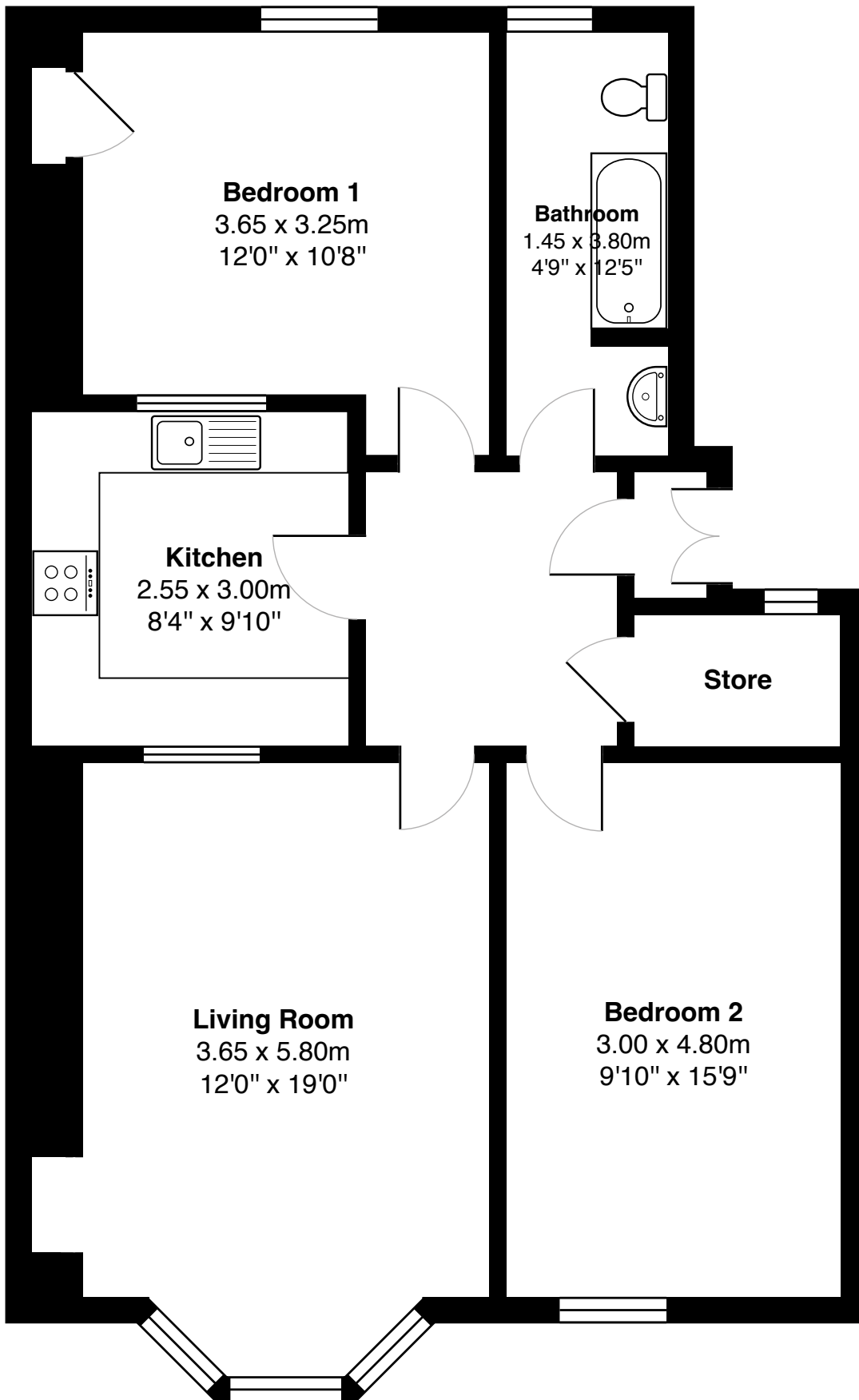
Some properties tick all the boxes; this is certainly one of them. Early viewing is advised to anyone seeking a very spacious apartment, in an eternally popular area close to the city centre.



Bedroom 2







Gross internal floor area (m²): 74m²

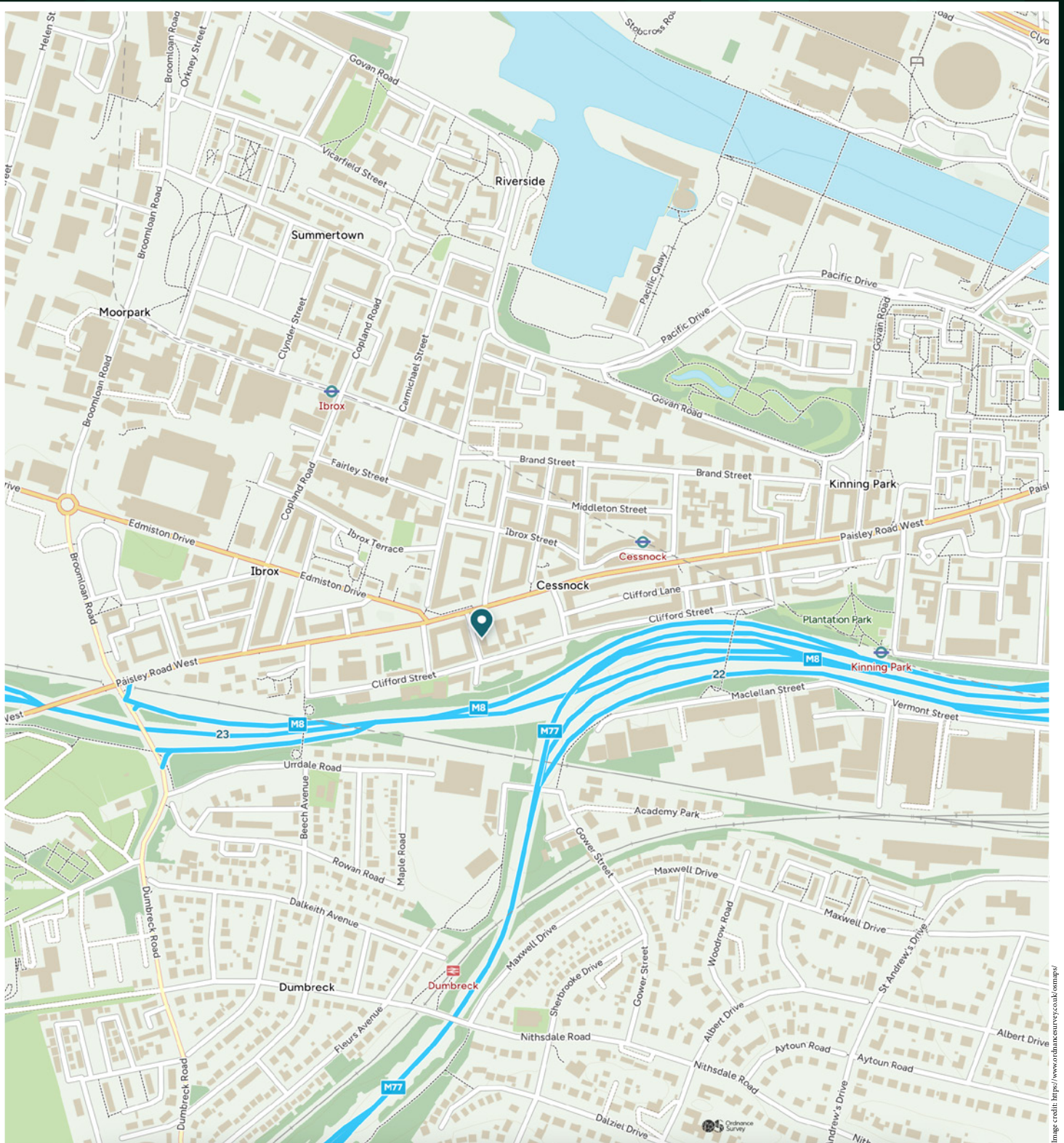
EPC Rating: C



The property is located within the ever-popular Cessnock area of Glasgow, with easy access to the main thoroughfares, leading to the city centre of Glasgow and the surrounding districts. The property is also within close proximity to the underground station and has excellent access to the national motorway network, with the M8 a short drive away and the Clyde Tunnel offering direct access to the West End and links to Clydeside Expressway.

There are local shops close to hand on Paisley Road West which cater for day-to-day needs and Braehead shopping complex is only five minutes away. It offers an extensive range of high street retailers, along with a wide variety of leisure pursuits. Soar (formerly Xscape), housed in a striking modern building, provides an impressive range of activities for all ages and tastes, including a snow slope, rock climbing, aerial adventure, bowling, a white-knuckle ride, a state-of-the-art twelve-screen multiplex cinema and a choice of bars, restaurants and nightclubs. For the commuter, there are excellent, established links with Cessnock underground station within a short stroll. The property is also located within a short drive of the new Queen Elizabeth University Hospital. The city of Glasgow enjoys excellent transport links, being served by two mainline railway stations and the M8, M73, M74 and M77 motorways, which link to the central Scotland motorway network.

The Location



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