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Woodlands | 0/2, 39 West End Park Street

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This truly stunning two-bedroom traditional flat is set on the ground floor of a commanding blonde sandstone tenement. The property is situated within the ever-popular West End locale of Woodlands which is an ideal location to take advantage of the many amenities and attractions that this part of Glasgow has to offer. There are well maintained communal garden grounds to the rear of the property which offer great recreational space.

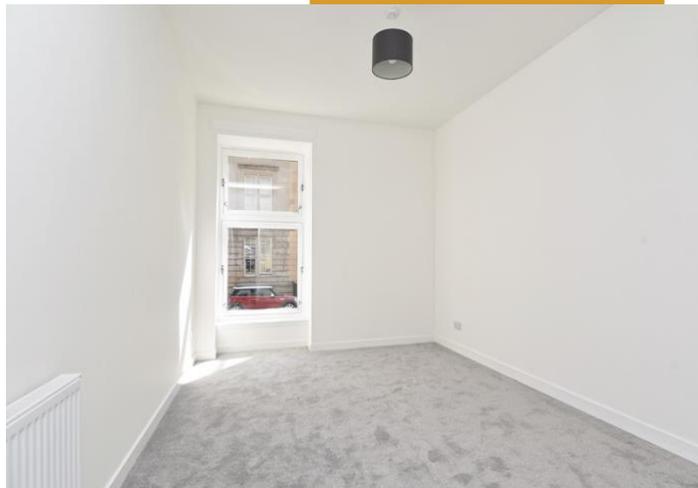
Internally the property has undergone an extensive program of systematic refurbishment and upgrading to create a beautiful home with a luxury specification. The level of attention to detail is staggering and was done to make modern living all the easier and more comfortable. The works carried

out includes being re-wired, re-plumbed with a gas combi boiler heating system and fabulous kitchen and bathroom. Such has been the level of refurbishment the purchaser will be virtually securing a 'new build' home within the fabric of a traditional building. The specification of the property includes a gas fired central heating, double-glazed window units and security entry system.

The accommodation on offer comprises; welcoming reception hallway with a highly convenient utility room and walk-in storage cupboard off, bright spacious lounge with feature fireplace and ample space for dining table and chairs, spectacular fully fitted breakfasting kitchen, two large double bedrooms and luxury bathroom.

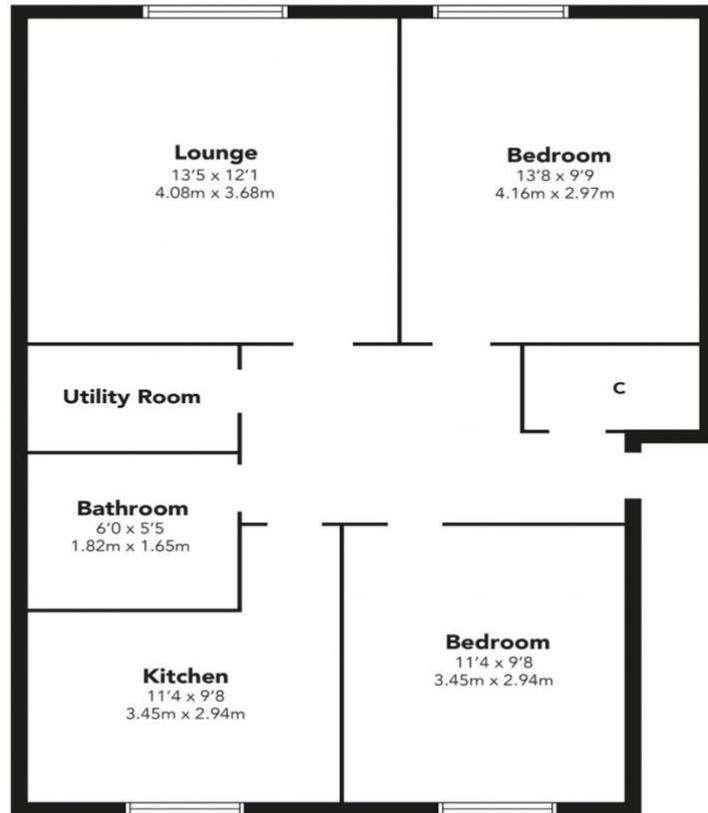


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Floorplans are indicative only - not to scale
Produced by Plush Plans Ltd



Location

The property enjoys an enviable location and is close to the wide range of shops, restaurants and other amenities available in the West End and City Centre which include the fantastic local gym and swimming pool at Arlington Baths. Glasgow and Caledonian Universities, Glasgow School of Art, Kelvingrove Park and the Botanic Gardens are also within easy reach. There are excellent local transport links nearby, with frequent bus services running along Woodlands Road, train services from Charing Cross station and underground from St Georges Cross. The Clyde Tunnel, Clydeside Expressway and M8 motorway network are easily accessed allowing for convenient travel throughout the central belt.



Whilst the property details have been prepared with due care and attention, it must not be regarded as a report on the condition of the property. The details are believed to be correct however their accuracy can not be guaranteed and they do not form part of a contract. Floorplans are for illustration purposes only and may not be to scale while all room measurements have been taken from the longest and widest points.

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