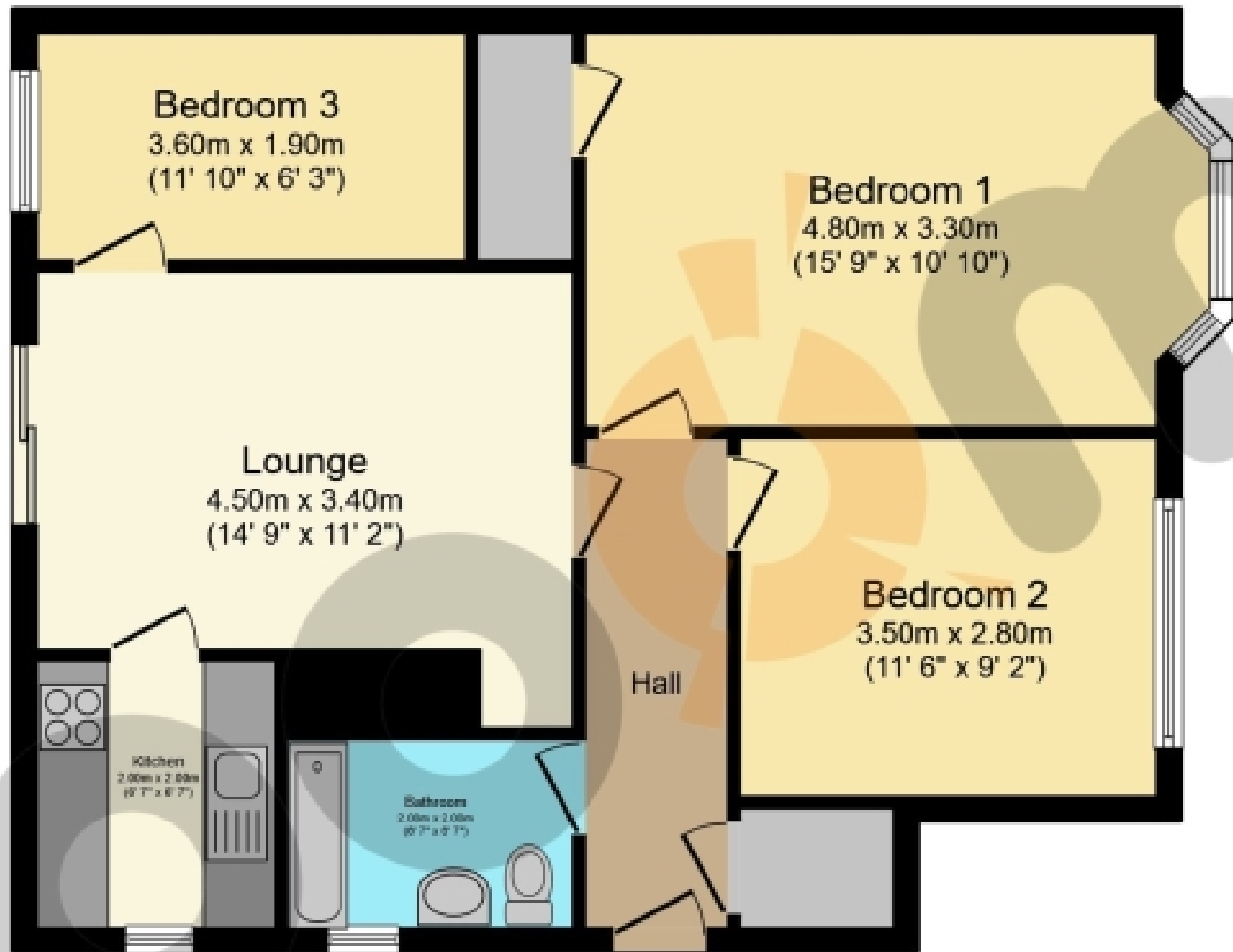




**114 Kingsbridge Drive, Glasgow**

**Offers Over £124,995**





## Floor Plan

Floor area 68.8 m<sup>2</sup> (741 sq.ft.)

**TOTAL: 68.8 m<sup>2</sup> (741 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)

## THE PROPERTY

**\*\* STYLISH GROUND FLOOR APARTMENT \*\* PRIVATE REAR GARDEN \*\* THREE DOUBLE BEDROOMS \*\* FANTASTIC FAMILY HOME \*\*** Please contact your personal estate agents, The Property Boom, for much more information and a copy of the Home Report.

Welcome to No. 114 Kingsbridge Drive, Glasgow, and this fabulous ground floor apartment with a private garden space and a multi car driveway.

Entering the property, you're greeted by a welcoming entrance hallway, adorned with bright, fresh décor that sets the tone for the rest of the home.

The lounge is spacious and features a stylish colour scheme that compliments the hardwood-effect flooring. The French doors open up to the rear garden, bringing in plenty of natural light and creating the perfect space for entertaining during the summer months.

The kitchen is designed with sleek, white high-gloss wall and base-mounted cabinetry paired with granite-effect work surfaces to provide ample space, while the contemporary splashback tiling adds a stylish touch. The kitchen is fully equipped with a range of integrated appliances, including an oven, four-ring gas hob and an extractor hood.

No. 114 includes a fully tiled three-piece bathroom, featuring a W.C., wash hand basin, and bath with an overhead shower.

Completing the interior are three generously proportioned double bedrooms. Bedroom One features built-in storage and a bay window which enhances the room's character. Bedroom Three is currently set up as a dedicated work-from-home office space, showcasing the versatility of the room to accommodate different needs. Each bedroom offers plenty of space and a comfortable, practical layout.

To the rear of the property, you'll find a private garden with a paved area, offering a great space for outdoor relaxation/dining. There's also a patio area that's ideal for a hot tub, though the hot tub itself is available by separate negotiation.

The property further benefits from gas central heating and double glazing throughout.

This property is ideally situated for Croftfoot Primary School and is within walking distance of King's Park Secondary School. Park and ride facilities at Kings Park Train Station are less than a five-minute drive and a regular train service will have you at Glasgow City Centre in 15 minutes. For detailed information on schooling, please use The Property Boom's school catchment and performance tool on our website.

Local shops are within a short walk from the property and the highly popular Silverburn Shopping Centre and Intu Braehead Shopping Centre are both less than a 20-minute drive away which both offer a wider variety of shops and restaurants.

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Viewing by appointment - please contact The Property Boom to arrange a viewing or for any further information and a copy of the Home Report. Any areas, measurements or distances quoted are approximate and floor plans are only for illustration purposes and are not to scale. Thank you.

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