



Estate Agents and Solicitors

0/2, 14 Haughview Terrace, Oatlands, Glasgow, G5 0HB

Spacious, Two-Bedroom, Corner- Aspect, Ground-Floor Apartment

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Property Description

Immaculately presented and spacious, two-bedroom, corner-aspect, ground-floor apartment forming part of a modern, factored, residential development. Set adjacent to the River Clyde and Richmond Park, in the Oatlands area, south-east of Glasgow city centre.

Comprises an entrance hallway, open plan living/dining room and kitchen, two double bedrooms, an en-suite shower room and a bathroom.

Highlights include a modern kitchen with integrated appliances, stylish bathroom suites and contemporary flooring. In addition, there is double glazing, HIVE gas central heating and superb integrated storage provision, including wardrobes.

This well-maintained development includes a secure entry, a shared bike store, garden grounds and ample residential parking.

A spacious entrance hall, with storage, displays the light, neutral decor and contemporary flooring which runs throughout the apartment. Benefiting from generous dual-aspect glazing, a spacious, open-plan room boasts contemporary decor and provides plenty of versatile floor space for both lounge and dining furniture. Zoned by a breakfast island, a stylish kitchen is fitted with gloss dark-grey units and stone-effect worktops. Appliances include an integrated oven, a gas hob, stainless-steel canopy, a fridge/freezer, a dishwasher and a washing machine.

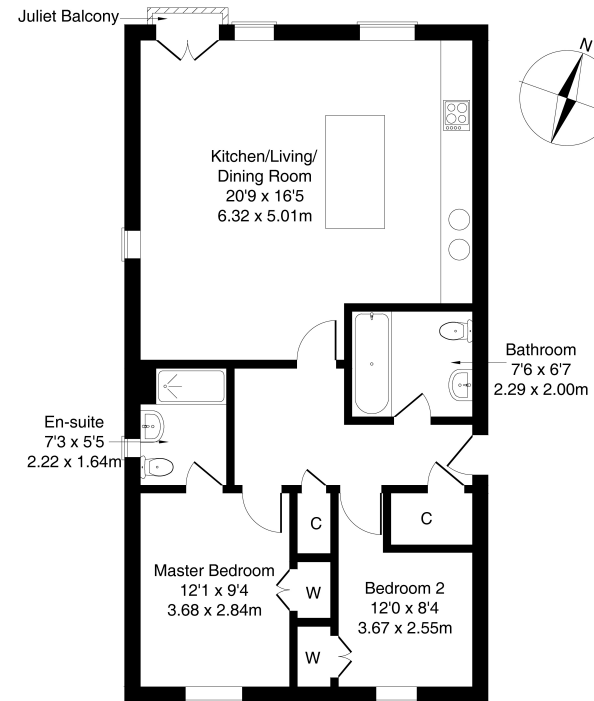
Two tastefully presented double bedrooms enjoy integrated wardrobe storage, with the master bedroom further benefiting from a modern en-suite shower room.

Completing the accommodation, a bathroom comprises a three-piece suite, a shower-over-bath, a chrome ladder-style radiator and tiled splash walls and flooring.

An EWS1 form will be obtained by the seller and added to the Home Report.

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Approximate Gross Internal Area: (398 sq ft - 37 sq m.)



Legal Disclaimer : Floor-plan and measurements are for illustrative guidance only, and not intended to form part of any contract.

Area Description

Located south of Glasgow city centre, the area of Oatlands is well-positioned for both everyday living and for the commuter. There is an excellent choice of amenities available locally, with supermarkets, health, and leisure facilities nearby, including an ALDI within walking distance, an ASDA superstore at Toryglen and a Tesco Extra at Rutherglen. The area also benefits from excellent transport options with easy access to the M8/M74, and public

transport regularly and conveniently available for rapid access to the city centre, the Central Belt motorway network, Glasgow Airport, and beyond. The Clyde Cycle Route gives access to Glasgow Green within a few minutes, and approximately two miles away, the city centre can also be accessed on foot, with its wealth of trendy bars, restaurants, recreation, and shopping, as well as proximity to the business district, colleges and





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