



APARTMENT 5, SUTHERLAND HOUSE

44 SUTHERLAND AVENUE, POLLOKSHIELDS

THE PROPERTY

3 | BEDROOMS 2 | BATHROOMS
1 | PUBLIC ROOM

An impeccable first floor conversion within Sutherland House, at the head of "The Avenues" of West Pollokshields.

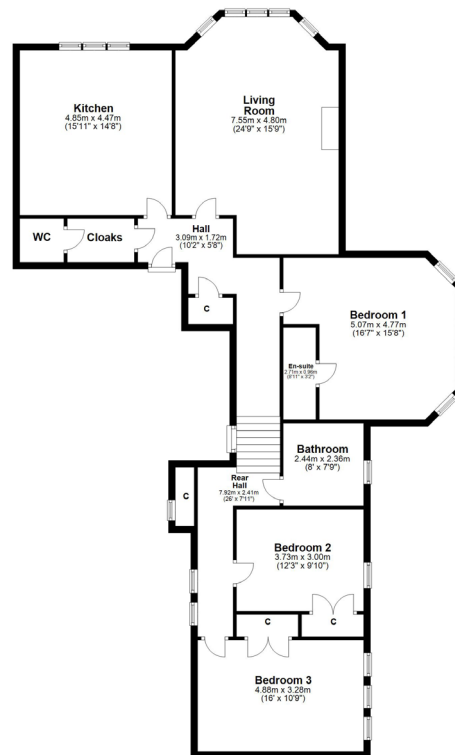
- Wood panelled residents' hallway
- Outstanding south facing bay windowed Lounge
- Contemporary custom fitted dining kitchen also facing South
- West facing master bedroom with en-suite
- Bedroom 2 /guest bedroom, bedroom three/office
- Main bathroom, gas central heating, replacement windows
- Door entry system, private parking
- A lovely conversion in a peaceful secluded setting

Amenities

The property is positioned within walking distance of shops and amenities upon Nithsdale Road and Kildrostan Street where thriving coffee shops, restaurants and delicatessens can be found. More extensive amenities are available at the Marks and Spencer's store at Queens Park, the Morrisons store at Crossmyloof or Newlands or The Avenue shopping mall in Newton Mearns. The shopping mall at Silverburn Pollok is a short drive to the West.

Recreational pursuits are varied including Clydesdale Cricket Ground, Titwood Bowling and Tennis Club, Maxwell Park and Pollok Park where Pollok House and the world famous Burrell Collection can be found and also Bellahouston Ski and Sports Centre





SS3940

Sat Nav: Sutherland House, 44 Sutherland Avenue, Pollokshields, G41 4ES

All measurements and distances are approximate.
 Floorplans are for illustration purposes and may not be to scale.

For the full home report visit www.corumproperty.co.uk



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247 Kilmarnock Road Shawlands G41 3JF

Tel: 0141 636 7588 - Email: shawlands@corumproperty.co.uk - Fax: 0141 636 7589