



# THE PROPERTY

**3 | BEDROOMS    2 | BATHROOMS**  
**1 | PUBLIC ROOM**

**A superb, three-bedroom, elevated ground floor conversion, within a magnificent A-listed, blonde sandstone, end terrace town house, enjoying superb southerly aspects over mature trees to Kelvingrove Park.**

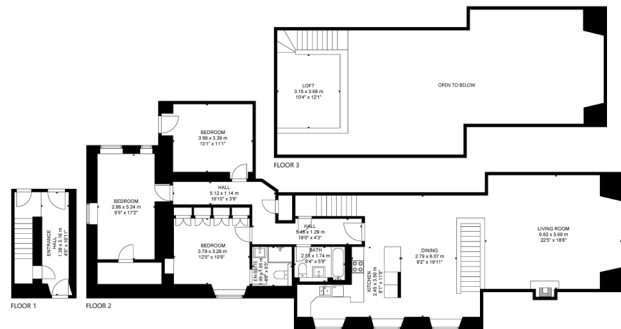
Park Gardens was designed by Charles Wilson in 1855 and is situated in the heart of the highly sought-after Park District between the West End and the City Centre. A short terrace flanked by the iconic Clifton steps which accesses the top of Woodlands hill. One of the area's most appealing features is its open southerly views.

The stylish contemporary interior offers versatile and flexible accommodation over 1948 sq. ft and comprises of: main door entrance, reception hall with storage off, with one of the cupboards having plumbing for a shower room. There are stairs leading to the ground floor accommodation which includes: stunning formal lounge/dining room with detailed cornicing, gas stove and double aspects with views to the park, open-plan kitchen, mezzanine study, a main family bathroom and an inner hall leading to three double bedrooms with the master benefiting from an en-suite.

## Amenities

One of the main attributes of the Park area is the accessibility of both the West End's and City Centre's wide range of amenities. Park offers a leafy tranquil surrounding, yet is only minutes from access to the M8 at Charing Cross.





**WE4416** | Sat Nav: 6 Park Gardens, Park, G3 7YE

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

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