



17 STONEFIELD AVENUE

KELVINDALE

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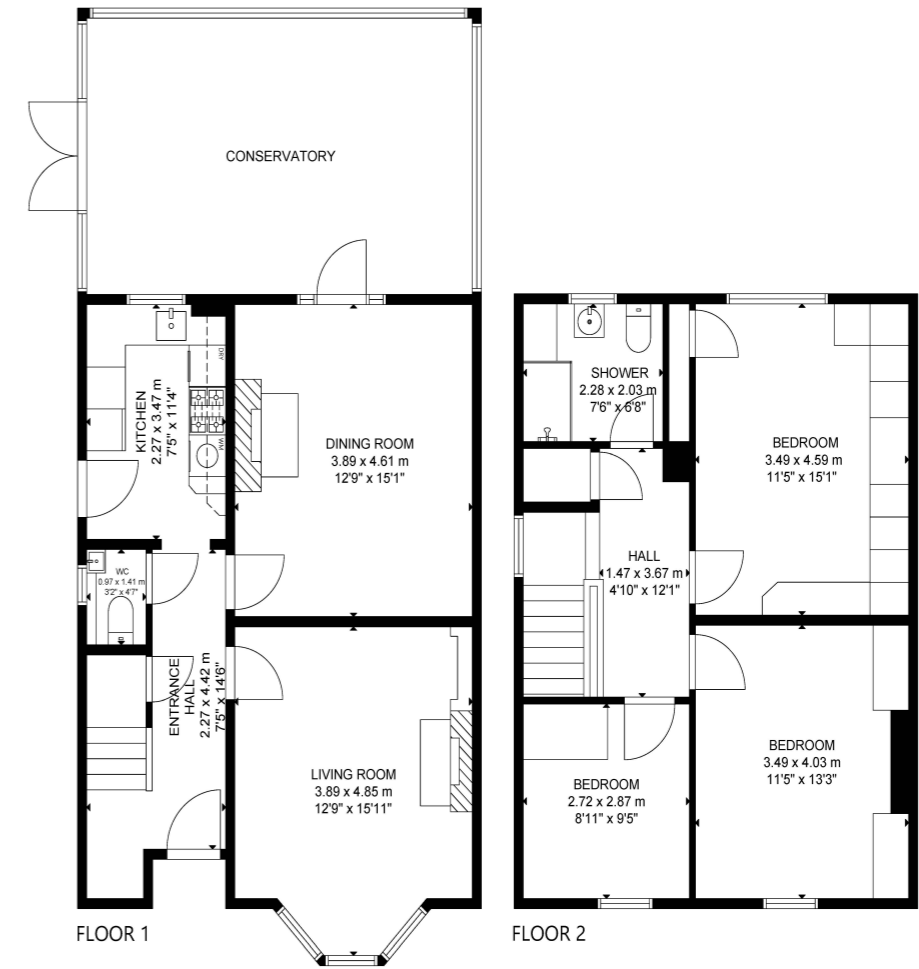
- 3 | BEDROOMS
- 2 | BATHROOMS
- 2 | PUBLIC ROOM

17 Stonefield Avenue is a well-appointed, three bedroom semi-detached villa and is a fantastic opportunity to acquire a family home in need of some modernisation, in the highly sought after Kelvindale district.

The accommodation comprises; welcoming reception hall with WC off, bay windowed lounge, dining room with access to the conservatory and a breakfasting sized kitchen, with side door onto the side and rear gardens. Upstairs, there are three bedrooms, two of which are large doubles, and a family shower room.

Additionally, there are some attractive original stained-glass windows in the property as well as double glazing, and there is gas central heating, traditional fireplaces and a floored attic. The garden is in need of some landscaping, but would offer a great space for entertaining, and the property also benefits from off-road parking with a driveway and garage.





GROSS INTERNAL AREA
 TOTAL: 111 m²/1,193 sq ft
 FLOOR 1: 56 m²/599 sq ft, FLOOR 2: 55 m²/594 sq ft
 SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Kelvindale is a popular district in the West End of the city. Kelvindale shares the postcode G12 with the neighbouring districts of: Kelvinside, Hillhead, Hyndland and Dowanhill. The area is characterised by traditional interwar housing, formed of tenements and semi-detached houses, and is extremely popular with young families due to excellent schooling at Kelvindale Primary, Cleveden Secondary School, Glasgow High School and Kelvinside Academy.

WE4602 | Sat Nav: 17 Stonefield Avenue, Kelvindale, Glasgow, G12 0JF

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



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