



**158 ELMORE AVENUE**

SIMSHILL

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2 | BEDROOMS  
1 | BATHROOM  
1/2 | PUBLIC ROOM

A beautifully presented extended mid terrace home with off street parking and level rear gardens.

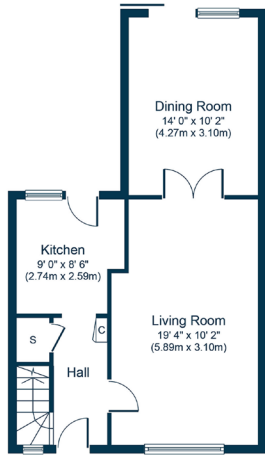
- Mid terrace home
- Single storey extension to rear
- Two double bedrooms
- Floored and lined attic
- Fitted kitchen
- Level gardens
- Off street parking

Amenities

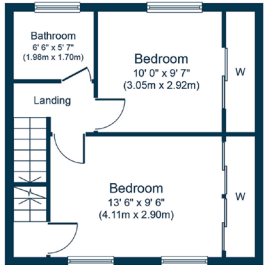
158 Elmore Avenue is within walking distance of local shops and amenities upon Carmunock Road and Aitkenhead Road whilst more extensive amenities can be found at the 24 hour ASDA in Toryglen, the Sainsburys store at Muirend or the Kingsgate retail mall at East Kilbride, a short drive away.

Recreational pursuits in the general area are varied including well maintained municipal parks, health clubs/gyms and both public and private golf courses. Linn Park is within one mile of the property providing ample outdoor recreational space.

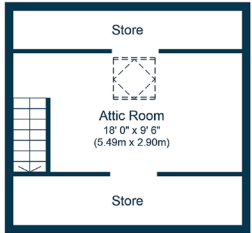
Highly regarded schooling is available locally at primary and secondary level.



Ground Floor  
Approximate Floor Area  
513 sq.ft.  
(47.7 sq.m.)



First Floor  
Approximate Floor Area  
367 sq.ft.  
(34.1 sq.m.)



Attic Floor  
Approximate Floor Area  
304 sq.ft.  
(28.2 sq.m.)

Sat Nav:  
158 Elmore Avenue, Simshill, G44 5BG

SS4552

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

For the full home report visit  
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