



**3/2 85 OBAN DRIVE**

NORTH KELVINSIDE

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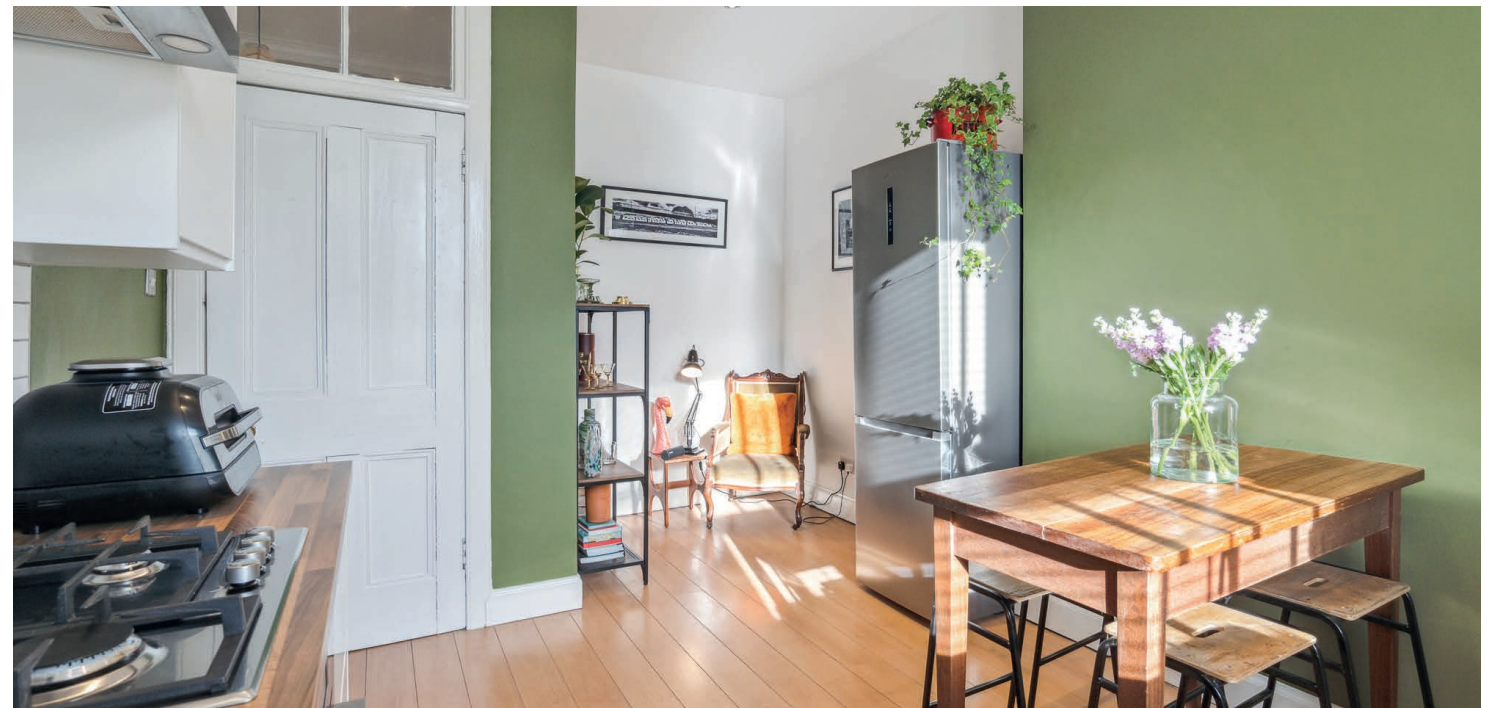
- 1 | BEDROOM
- 1 | BATHROOM
- 1 | PUBLIC ROOM

**3/2 85 Oban Drive is a wonderful, one bedroom top floor flat situated within a handsome tenement building, in the highly desirable area of North Kelvinside.**

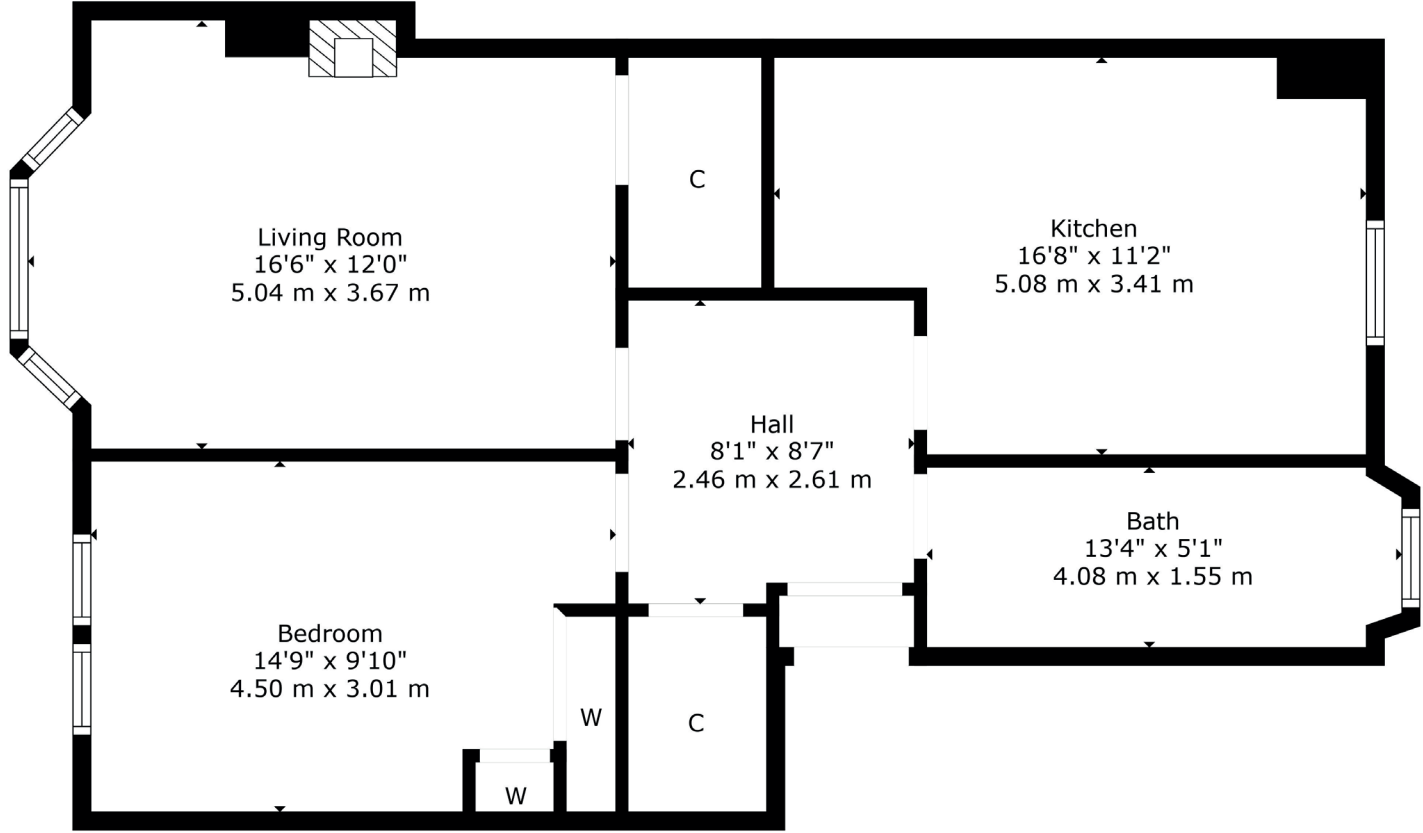
Entrance to the building is via a secure entry system leading to a well-kept communal hallway. The internal accommodation comprises; entrance vestibule, reception hallway with storage cupboard off, and a fantastic bay window lounge with feature log burning fireplace, superb open aspects and study area off. There is a generous double bedroom and to the rear, an excellent sized, newly installed dining kitchen, with ample space for entertaining. Finally, a stylish, modern bathroom with separate walk-in shower completes the accommodation on offer.

The flat has gas central heating, double glazing, secure entry system and communal rear gardens.









North Kelvinside is close to Byres Road and Great Western Road which provides an array of excellent amenities including bars, restaurants, delicatessens and retailers including Paesano Pizza, Cottonrake Bakery, Roots Fruits & Flowers, La Lanterna and Farrow & Ball. The River Kelvin Walkway, Botanic Gardens and Kelvingrove Park are also nearby.

Public transport is also available with a choice of Kelvinbridge underground, railway and bus routes to Glasgow City Centre and beyond.

There is private schooling available at Kelvinside Academy on Kirklee Road and on Great Western Road at Glasgow Academy and The High School of Glasgow. There are also a number of excellent local primary and secondary schools. Glasgow University is situated on University Avenue just off Byres Road, and provides first class further education.

**WE4900** | Sat Nav: 85 Oban Drive, North Kelvinside, Glasgow, G20 6AB

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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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