



**3/1 80 BARRINGTON DRIVE**  
WOODLANDS

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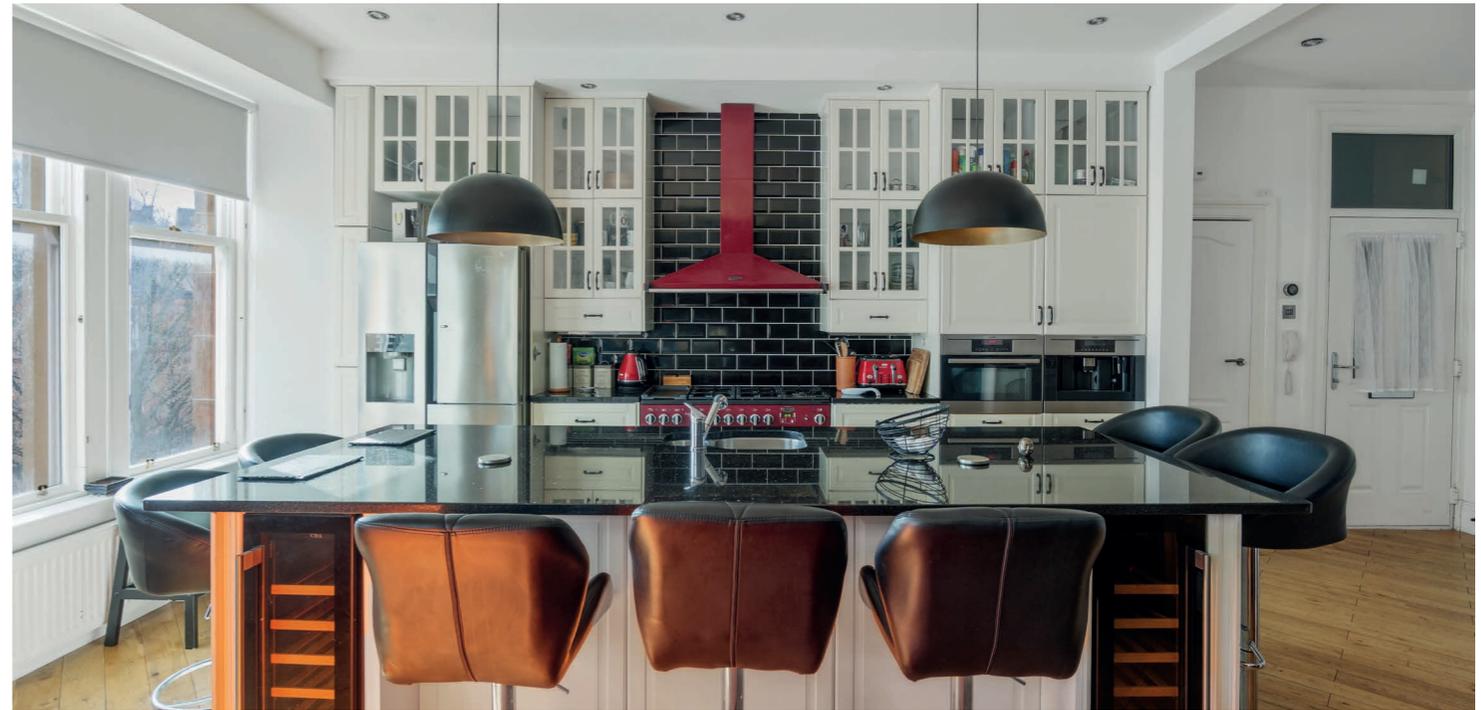


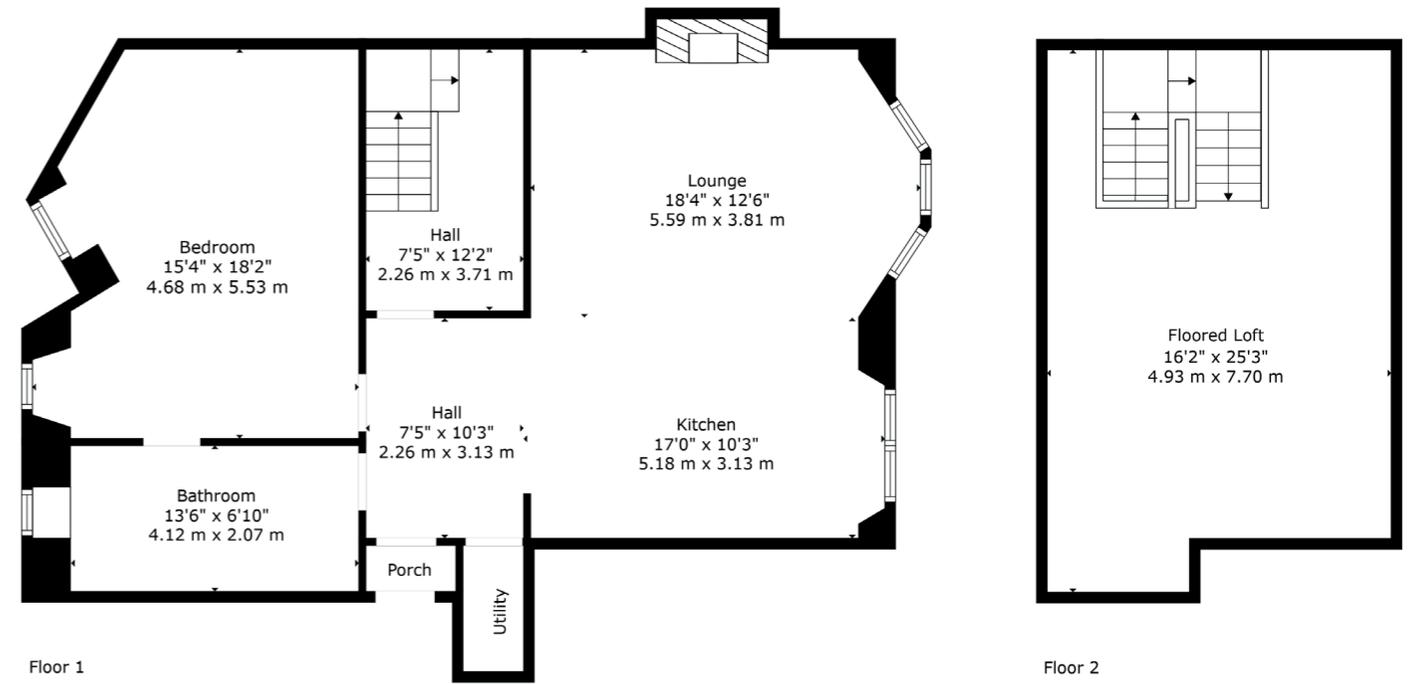
- 1 | BEDROOM
- 1 | BATHROOM
- 2 | PUBLIC ROOMS

**3/1 80 Barrington Drive is a stylish top floor flat has been comprehensively upgraded and offers flexible open plan living space, as well as a superb floored loft, perfect for a number of uses including a games room or guest room.**

The building has a secure entry system, leading to a well-maintained residents hall and in turn, rear gardens. The internal accommodation comprises; welcoming open reception hall with a fabulous open plan living kitchen with bay window at the lounge area and window onto the kitchen, which has a large island, integrated appliances, and ample storage. There is a well-proportioned principal bedroom on the ground level with ample storage and dual aspects, and a large contemporary family bathroom.

In addition, the property has hardwood floors, gas central heating, quality carpets and residents on street permit parking is available via request to Glasgow City Council.





Woodlands is well situated for access to the heart of the vibrant West End, including the University of Glasgow, Kelvingrove Park and the Botanic Gardens, linked by Kelvin Walkway along the River Kelvin. Kelvinbridge Underground Station is located close by, with several bus services linking to the City Centre and beyond.

There are a host of amenities nearby, including an excellent selection of well-established coffee shops, restaurants and bars on nearby Gibson Street, Woodlands Road and Great Western Road such as Eusebi Deli, Stravaigin, The Left Bank, Offshore Coffee, Brett, Finsbay Flatiron, The Drake and Bar & Tender.

Byres Road is also located nearby, offering a further range of shops and amenities, including a Waitrose, Marks & Spencer, Tesco Metro and boutique shops.

**WE5260** | Sat Nav: 80 Barrington Drive, Woodlands, Glasgow, G4 9ET

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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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