



**1/2 88 QUEENSBOROUGH GARDENS**

**HYNDLAND**

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1 | BEDROOM

1 | BATHROOM

1 | PUBLIC ROOM

**1/2 88 Queensborough Gardens is a bright and spacious full one bedroom apartment situated on the preferred first floor of this well-maintained red sandstone tenement building. Located in the highly sought after Hyndland district, this property is perfectly positioned to take full advantage of a wealth of local amenities and transport links.**

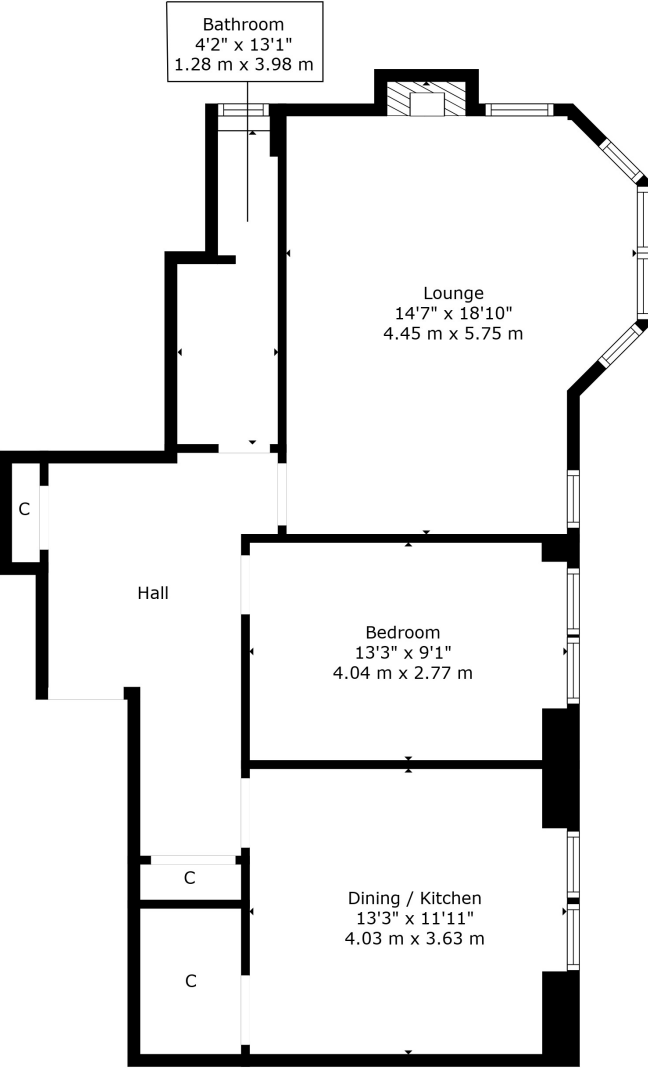
Internally the property is offered with an array of period features including: beautiful stain glass windows, detailed cornicing, tall skirtings, feature fireplace and original flooring throughout. The building is initially entered via a secure, communal door into a well-maintained residents hall, with access to the rear gardens. The internal accommodation comprises: welcoming reception hall with storage cupboards off, stunning dual aspect bay windowed lounge with feature fireplace and open outlook over the well maintained Queensborough Gardens, good sized modern dining kitchen to the front boasting a range of base and wall mounted units, open views and walk-in pantry. There is a well-proportioned double bedroom with ample space for free standing storage and a modern three-piece suite bathroom with over bath shower which completes the accommodation on offer.

The property has single glazed sash and case windows, gas central heating, secure entry system, communal rear garden and direct access to Queensborough Gardens. It also benefits from residents on street permit parking which can be requested via Glasgow City Council.









Hyndland is highly regarded as the social hub of the West End. The area has been truly transformed in the last ten years with a number of excellent bars and restaurants including, Epicures by Cail Bruich, Shucks, Jelly Hill, Caffé Parma, Peckhams and Cottiers. There is also a variety of independent shops and boutiques, including Bluebellgray, Silks, Brenda Muir, Pampas, Biscuit Clothing, Good Story and independent retail stores such as Bauen Design, offering stunning bespoke kitchens, and Chelsea McLaine Interior Designers.

**WE4988** | Sat Nav: 88 Queensborough Gardens, Hyndland, G12 9RX

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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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