



1/1, 119 NOVAR DRIVE
HYNDLAND

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c o r u m



2 | BEDROOMS

1 | BATHROOM

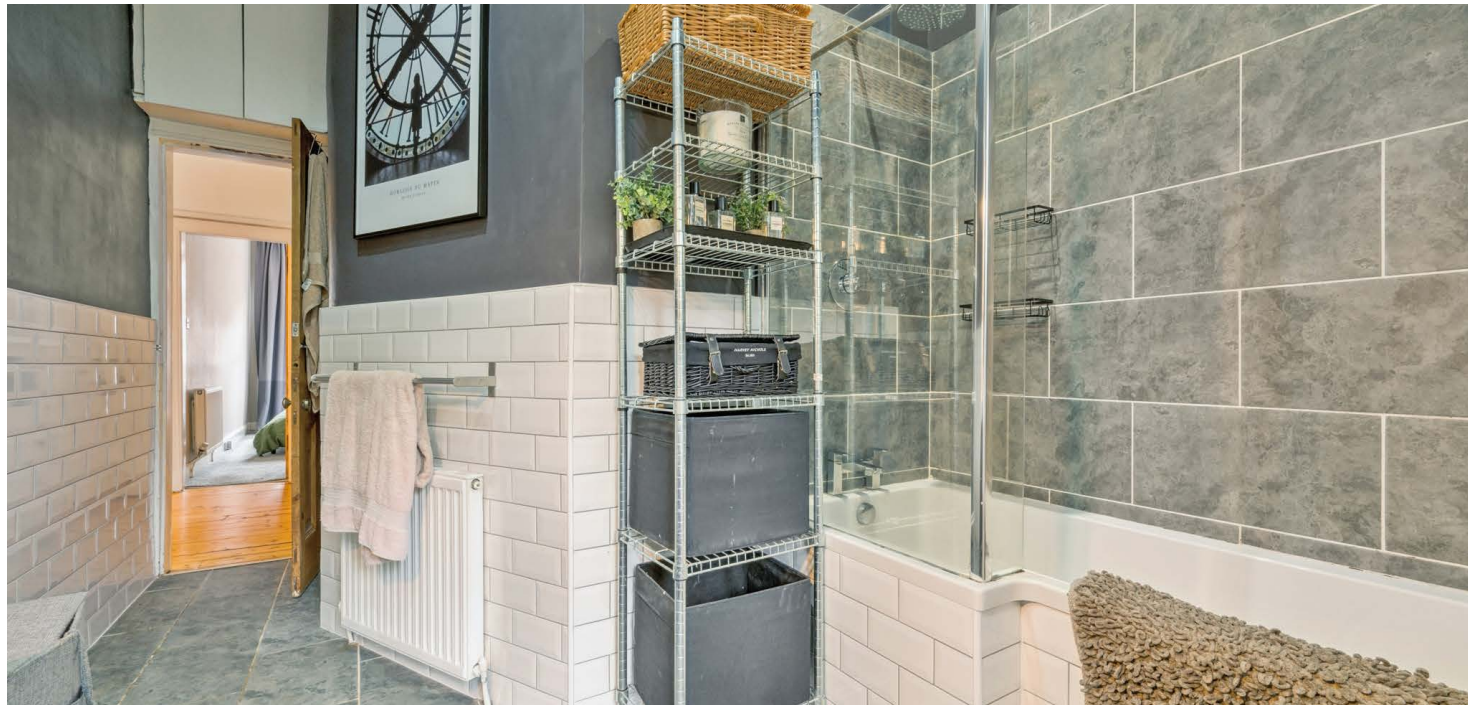
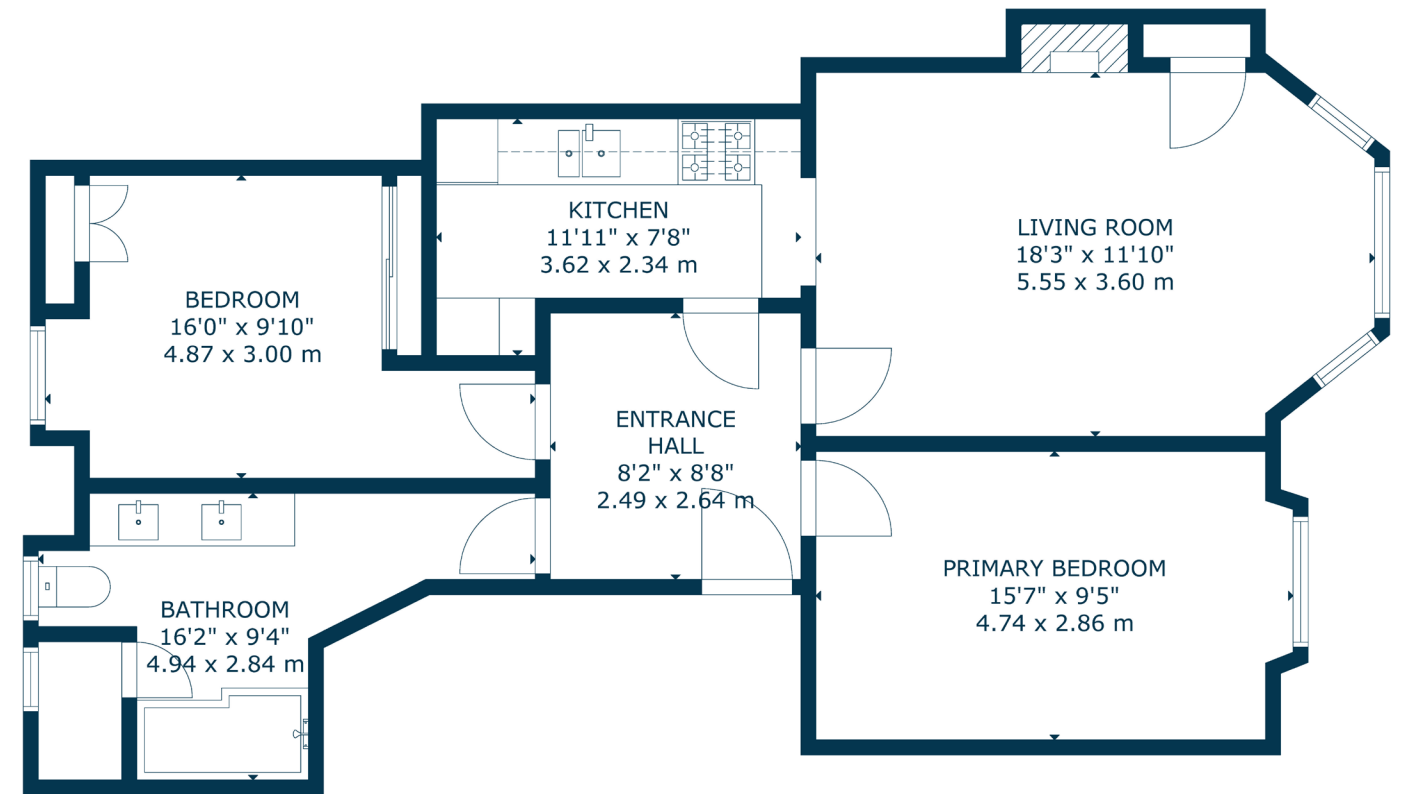
1 | PUBLIC ROOM

A superb, two bedroom, preferred first floor flat in the ever-popular Hyndland district, this property benefits from all of its local amenities.

The building is initially entered via a secure entry system leading to a well-maintained residents hall. This stylish, much improved accommodation comprises: welcoming reception hall, fabulous bay windowed lounge and modern, fitted kitchen with integrated appliances and breakfasting bar. There are two double bedrooms with plentiful storage. Finally, there is a spacious bathroom with a large double sink and shower over bath and a fully plumbed utility cupboard.

In addition, the property has gas central heating and a communal rear garden. Residents on street permit parking can be easily acquired 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, Caff  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.

There is great public transport in the area with a range of bus routes on Hyndland Road and Hyndland Railway Station providing links to Glasgow City Centre, Edinburgh and beyond. Hyndland is within close proximity to Byres Road, which offers a further selection of shops and amenities including Hillhead Subway Station. Glasgow University is situated on University Avenue, just off Byres Road, providing world class further education.

Sport and recreational facilities can be found at Hillhead Sports Club and The Western Lawn Squash & Tennis Club on Hyndland Road.

The area provides some of the best traditional tenements, conversions and townhouses in Glasgow, let alone the West End. There are a number of excellent comprehensive schools in the area as well as private schooling at The Glasgow Academy, The High School of Glasgow and Kelvinside Academy.

WE5096 | Sat Nav: 119 Novar Drive, Hyndland, G12 9SZ

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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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