



PENTHOUSE 16 PARK QUADRANT

PARK

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3 | BEDROOMS

3 | BATHROOMS

2 | PUBLIC ROOMS

Part of the original Charles Wilson Park Area masterplan, construction of the concentric ringed Circus area halted in the mid 1850's and the final quadrant lay undeveloped, until now. This legacy has resulted in the Park Quadrant site becoming 'the missing piece' of the historic Park Circus area and has been beautifully renovated and built by Ambassador Living, who were awarded the 'apartment development of the year' in 2023 at the Scottish Home Awards.

Commanding a prime position in the heart of Park, is this stunning three-bedroom penthouse apartment, boasting three balconies with uninterrupted views across Glasgow and gated private parking.

The beautiful building is entered via a secure entry system into a stunning communal hallway with lift access to all levels. The ground level provides direct access out to the secure, gated private parking, with the property being allocated one parking space and further boasting ample storage fitted to the inner wall with electric charging point. The property itself is located on the fifth floor via private lift access to this level, with the penthouse commandeering the entire top floor.

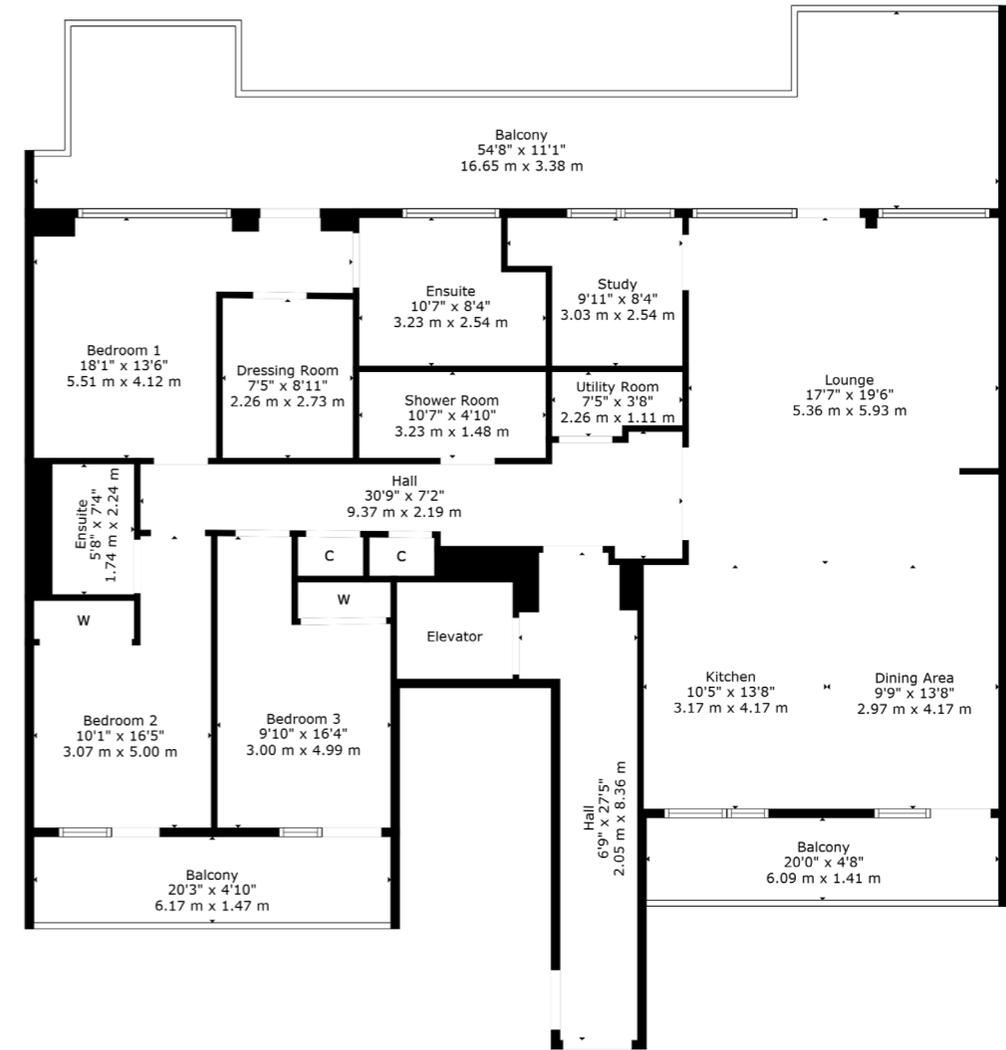
Internally, the immaculate and stylish internal accommodation comprises; large welcoming reception hall with excellent storage, main shower room and utility off. To the front you will find an expansive and striking open plan living room with study room off, double height ceiling windows, direct access out to the substantial front balcony spanning the full length of the property and boasting breathtaking views across Glasgow. There is a beautifully designed kitchen, with hi-tech integrated appliances, breakfasting island, ample dining space and access out to the south facing rear balcony. There are two well-proportioned double bedrooms to the rear (one currently used as a snug), both benefiting from fitted wardrobes and both sharing access to an additional third balcony, looking on to the stunning residents garden grounds and one further benefiting from an en-suite shower room. To complete the internal accommodation, there is the stunning principal suite, boasting grand proportions, double height ceiling windows, direct access out to the front balcony, walk-in dressing room and a stunning four-piece en-suite bathroom, with twin wash hand basins, free-standing shower and bath with beautiful open aspects. A must see, to experience this true architectural accomplishment, that is bursting with natural light and has been beautifully decorated throughout.

Further features include underfloor heating, double glazing, electrically controlled blinds throughout with the bedrooms boasting blackout blinds, Sonos sound system throughout the whole property, Amtico flooring, Kohler bathrooms, Corian kitchen worktops, Leicht units and integrated Gaggenau appliances in the kitchen. As previously mentioned, there are stunning garden grounds and a private, off-road parking space with its own electric charging point.









Arguably the most sought after and desirable location in Glasgow, is the Park. The Park District area is bordered by the City Centre, Kelvingrove, Kelvingrove Park and Woodlands. Park Circus was built between 1855 and 1863. Many of the area's large townhouses which were converted to offices during the latter half of the 20th century are being returned to residential use. It was declared a Conservation Area in 1970.

One of the main attributes of the Park area is the accessibility of both the West End's and City Centre's wide range of amenities. Park offers a leafy tranquil surrounding yet is only minutes from access to the M8 at Charing Cross.

WE5201 | Sat Nav: 16 Park Quadrant, Park, Glasgow, G3 6BF

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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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