



1/2 71 PURDON STREET
PARTICK

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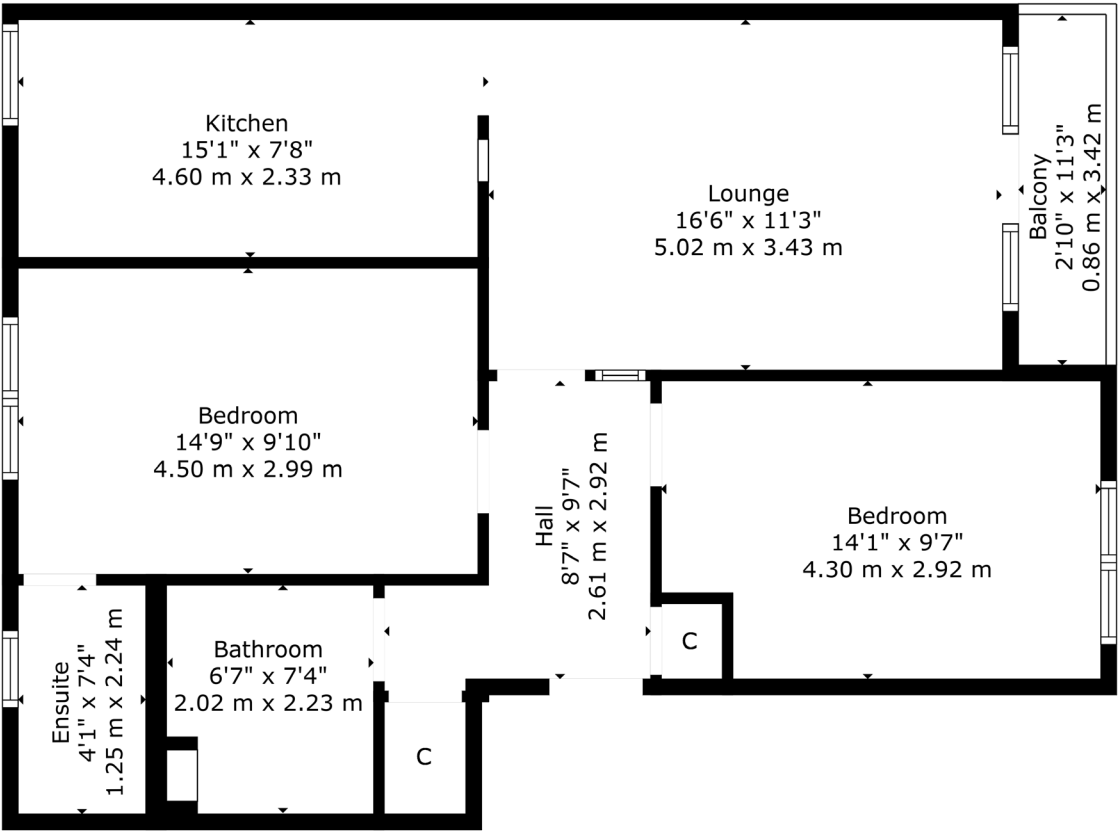
2 | BEDROOMS
2 | BATHROOMS
1 | PUBLIC ROOM

1/2 71 Purdon Street is an excellent two-bedroom, first floor flat located in the heart of Partick, close to a wealth of local amenities.

The internal accommodation comprises; welcoming reception hallway with two storage cupboards off, and a bright and spacious lounge to the front, with direct access to a private balcony with uninterrupted south west facing views over the adjacent park. There is a good-sized galley style kitchen accessed off the lounge, boasting a range of base and wall mounted units and space for dining. Two good-sized double bedrooms, both offering built-in storage and the principal to the rear further benefiting from an ensuite shower room, and a well-appointed three-piece bathroom suite with shower over bath, completes the internal accommodation on offer.

The flat has double glazing, gas central heating, secure door entry system, private balcony and a private parking space to the rear.





Partick in Glasgow's West End is fast becoming one of the 'hippest' neighbourhoods in which to live, as quoted by The Scotsman in 2018. An ideal location for first time buyers and young professionals. It is a bustling, evolving community near the University of Glasgow and has become a hugely desirable and attractive location providing a variety of trendy wine bars, popular restaurants and gourmet coffee shops such as Celino's, Bibi's, Ziques, Gaga and The Partick Duck Club. There are also major supermarkets located nearby.

Glasgow's maritime history is explored at the Riverside Museum and Tall Ship, and Victoria Park features fossilised tree stumps and former gardens. Partick was once a district well known for its shipyards and grain mills which played a crucial role in Scotland's Industrial revolution.

The area as a whole proves popular with those requiring access to Glasgow, Strathclyde and Caledonian Universities, Kelvingrove Park, Victoria Park and the Art Galleries. The Glasgow Botanical Gardens are within close proximity as well as bustling Byres Road. There are excellent road networks linking to the M8, accessing central Scotland and Glasgow International Airport. The property is also a short distance from Partick interchange, with access to trains, subway and buses, and is well placed for access to a number of major employers, including the BBC, STV, Glasgow University and several hospitals.

WE5362 | Sat Nav: 71 Purdon Street, Partick, Glasgow, G11 6AF

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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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Corum West End
82 Hyndland Road, Glasgow, G12 9UT

Tel: 0141 357 1888

Email: westendenq@corumproperty.co.uk

www.corumproperty.co.uk