



49 RAVENSLIFFE DRIVE

GIFFNOCK

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4 | BEDROOMS

2 | BATHROOMS

2 | PUBLIC ROOMS

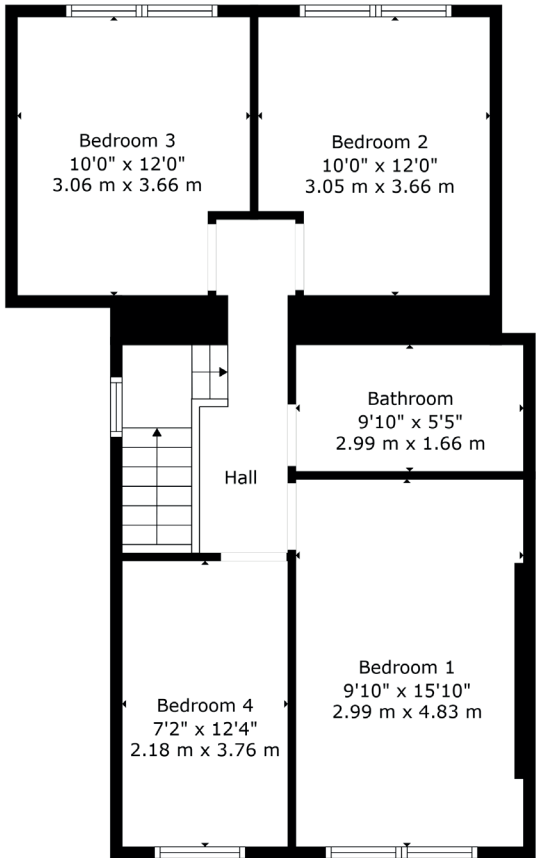
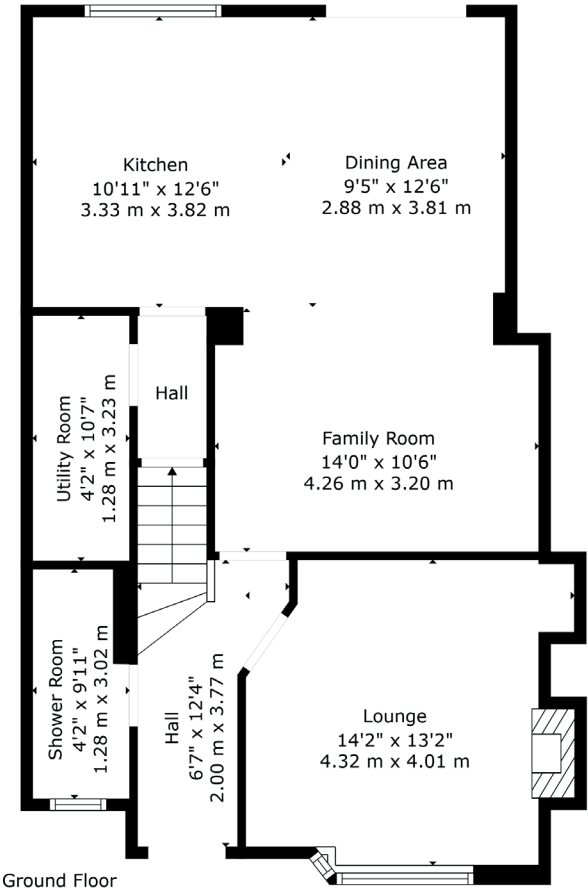
An extended semi-detached villa enjoying a highly popular location.

This traditional semi-detached villa has been creatively extended and redesigned to provide a fantastic family home. Providing generous accommodation encompassed over a two storey layout, the subjects are set within landscaped garden grounds and enjoy a highly sought after Giffnock location.

The ground floor accommodation extends to reception hallway with contemporary downstairs shower room adjacent, lovely formal lounge to front, spacious sitting/ family area open plan to a wonderful dining kitchen with French doors giving access to gardens. The modern fitted kitchen provides a range of wall and base mounted units, complementary work surfaces and gives access into a useful utility room. Upstairs a bright and spacious landing area gives access to generous principal bedroom, two spacious double bedrooms, good fourth bedroom and contemporary main family bathroom. The specification of the property includes a system of gas central heating, double glazing, modern fixtures and fittings and the subjects are well presented and decorated throughout.

Externally the property is set within professionally landscaped garden grounds providing feature composite deck area, patio area and Astro turf area. Said gardens are designed for ease of maintenance, are secure and fully enclosed. Driveway to front providing vehicular parking.





Giffnock continues to be one of the most desirable residential suburbs on Glasgow's south side. A haven for young growing families, the district is synonymous with some of the best schooling in the West of Scotland. Moreover, there are excellent transport links via bus and train close at hand, in addition to local motorway links (M77/M8) providing swift access to the city centre and Ayrshire. There are two train stations within close proximity, Whitecraigs Train Station and Giffnock Train Station. There are numerous independent shops, restaurants and delicatessens only a short walk away. An abundance of sports and leisure facilities are available within East Renfrewshire including David Lloyd Sports Club, Nuffield Health Gym, Whitecraigs Golf Club, Giffnock and Whitecraigs Tennis Clubs and Rouken Glen Park which was voted UK's Best Park of 2016.

NM3688 | Sat Nav: 49 Ravenscliffe Drive, Giffnock, G46 7QS

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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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