



## **FLAT 2/1 KENNEDY COURT**

7 BRAIDHOLM CRESCENT, GIFFNOCK

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**3 | BEDROOMS**

**1 | BATHROOM**

**1 | PUBLIC ROOM**

**This stunning flat has been meticulously upgraded in recent years and is presented to the market in turnkey condition.**

This top floor apartment has been significantly improved and upgraded by the present owners and enjoys a lovely position within the locally admired Kennedy Court development, which continues to be a sought after enclave of Giffnock by virtue of the revered Dickie Homes build quality and its proximity to all the village has to offer.

Entered via secure entry system and well maintained residents' hallway the property accommodation in brief extends to spacious reception hallway with storage, fantastic lounge with feature fire, modern fitted kitchen with a range of wall and base mounted units and integrated appliances, generous bathroom with co-ordinated tiling, and principal bedroom with substantial built in storage. Two further well proportioned bedrooms with storage. The property benefits from gas fired central heating, an audio door entry system and double glazed window units and further attic storage. Tasteful décor and floor covering have been utilised throughout.

A fair degree of residents and visitor parking is available externally whilst there are pleasant/ established communal gardens surrounding the building. The development is maintained and managed by a long established Glasgow based firm.





The Kennedy Court development enjoys a highly desirable position within a quiet leafy suburb of Giffnock on Glasgow's popular Southside. An excellent range of amenities are within a short stroll: leading supermarkets, post office, banking and library services and top leisure and recreational facilities are all close by. Many speciality shops, boutiques, delicatessens and eateries - including award-winning restaurants - give the area a vibrant feel. There are excellent city-centre transport links via bus, train, and road. Nearby motorway links (M74/M8) allow easy commuting between Glasgow, East Kilbride, the Ayrshire coast and beyond and fast access to Glasgow Airport.

**NM4663** | Sat Nav: Flat 2/1 Kennedy Court, 7 Braidholm Crescent, Giffnock, G46 6HH

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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 Newton Mearns  
134 Ayr Road, Newton Mearns, G77 6EG

**Tel:** 0141 639 5888

**Email:** [n.mearns@corumproperty.co.uk](mailto:n.mearns@corumproperty.co.uk)

[www.corumproperty.co.uk](http://www.corumproperty.co.uk)