





Discover the perfect blend of historic charm and contemporary living in this immaculate one-bedroom apartment situated within a former Victorian mill and located within the popular area of Cathcart in the desirable Southside of Glasgow. This residence offers a unique living experience, boasting an open-plan lounge and kitchen area, ideal for modern lifestyles, a double bedroom, stylish bathroom and plenty of storage space. The apartment is presented in pristine condition, ready for you to move in and make it your own. The property further benefits from a secure door entry system, a grand entranceway with a marble staircase, economical electric heating, allocated parking and there is a well maintained and charming residents courtyard.

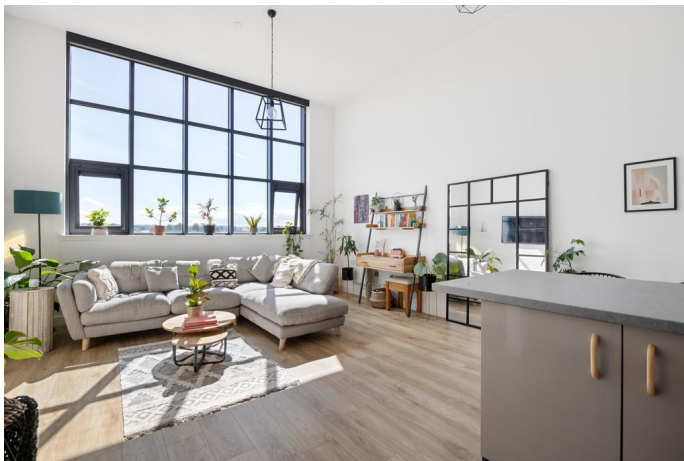
MQ Assisted Move, Part Exchange and 95% mortgages are available.

LOUNGE/DINING/KITCHEN

24' 7" x 21' 3" (7.5m x 6.5m) Enjoy a spacious and bright open-plan lounge and kitchen, perfect for entertaining and everyday living. The modern kitchen is equipped with high-quality integrated appliances and stylish finishes. The tall Georgian style windows flood the room with natural light and provide open views across Glasgow.

BEDROOM

9' 6" x 10' 5" (2.9m x 3.2m) The bedroom is a luxurious sanctuary with flooring laid to carpet and fitted wardrobes which provide great storage.



BATHROOM

9' 6" x 5' 10" (2.9m x 1.8m) The fresh, chic bathroom comprises of a bath with overhead shower, WC and wash hand basin. The room is complete with spotlight lighting, tiled flooring and a chrome towel radiator.

LOCATION

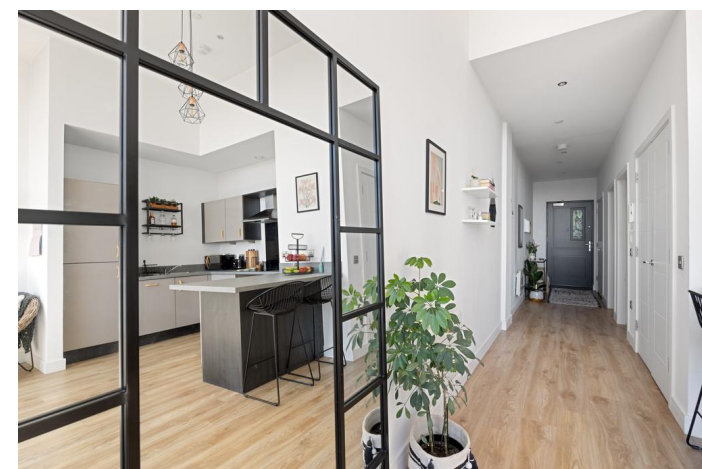
Cathcart House is an imposing former Victorian mill located within the popular area of Cathcart in the desirable Southside of Glasgow. The area is well known for its vibrant culture, independent shops, bars and restaurants. Nearby Linn Park offers excellent outdoor green space and includes a golf course, equestrian centre and the famous Linn Park Waterfall.

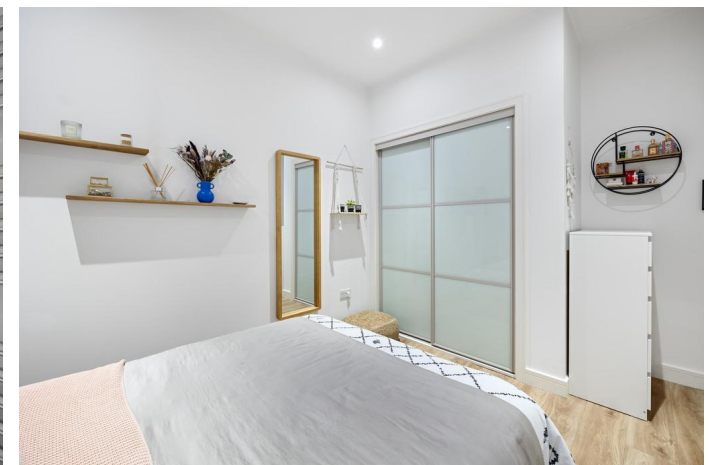
Cathcart House is situated on Inverlair Avenue and is well positioned to take advantage of transport links to the city centre, south and north, and sits equidistant to Langside and Cathcart train stations, with vehicular access to the wider motorway networks close by.

VIEWINGS

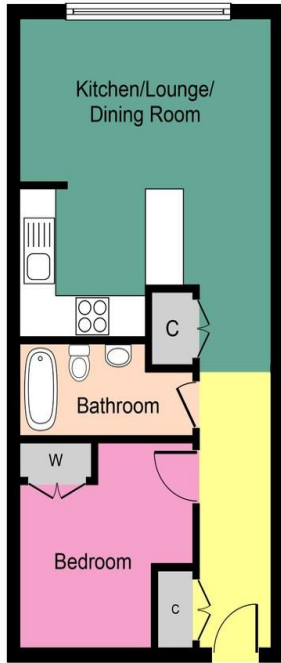
Viewing is by appointment only. Early internal viewing is recommended to appreciate all this beautiful apartment has to offer.

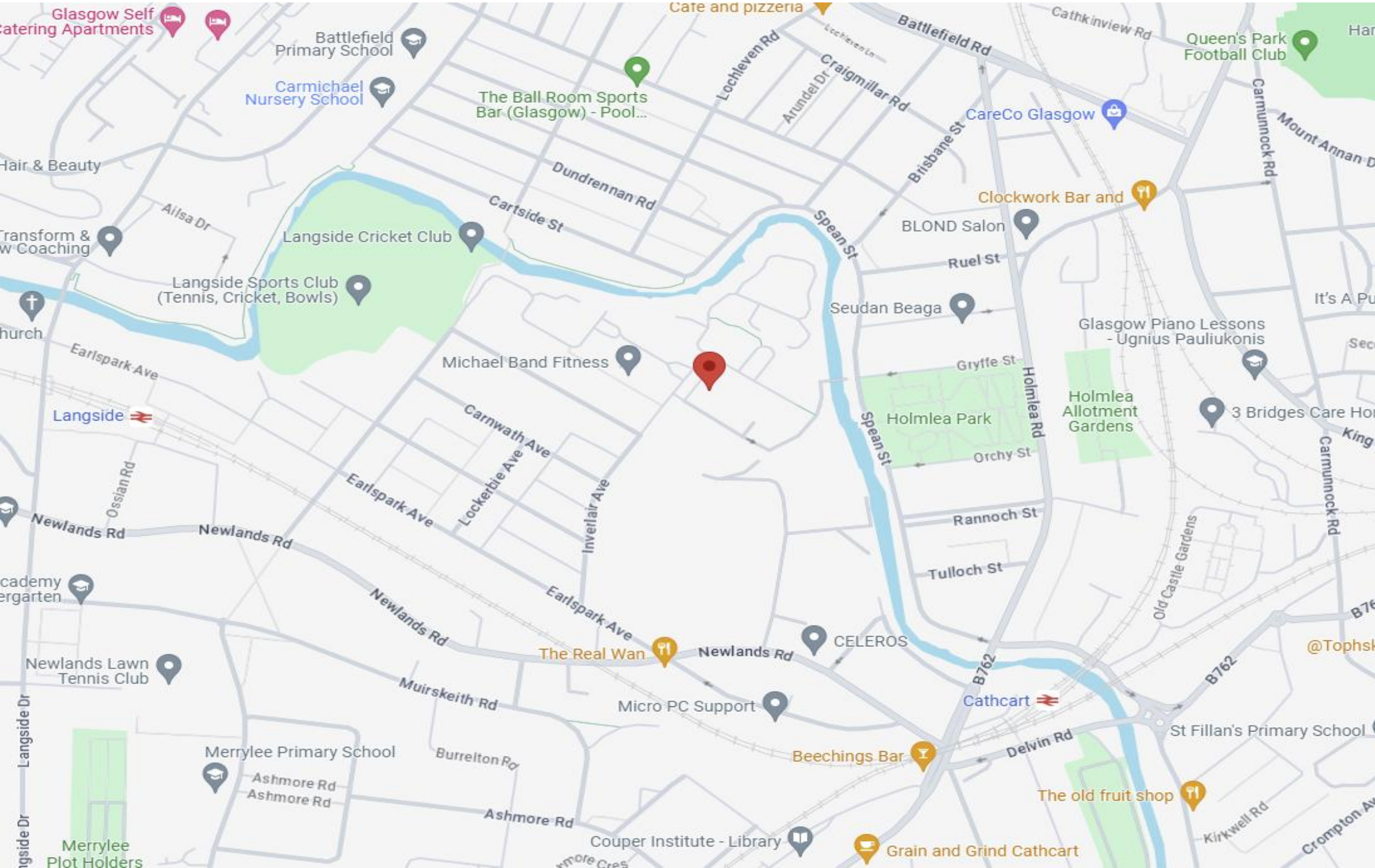
MQ Estate Agents are open 7 days a week: Monday to Friday 8am to 9pm & Saturday & Sunday 8.30am - 9pm to arrange your viewing or valuation appointment.











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