Offering fantastic, bright accommodation and benefiting from a prime, seventh floor corner position, this beautifully appointed, two bedroom, luxury apartment is one of the finest examples currently available in Glasgow Harbour.

Situated within the first section of Glasgow Harbour to be built, this fabulous, two bedroom was constructed by Messrs Park Lane Developments Ltd circa 2005. Externally the building is presented in a contemporary cream roughcast facade with elements of terracotta cladding and attractive timber balconies with glass enclosures. Access into the development is via a short flight of tiled steps, which lead to a secure camera entry system area and attractive reception hallway where the concierge office is situated. Access to the seventh floor is via high-speed elevators and there are also service staircases/fire escapes. The development is managed by the appointed Factors, who take care of all common cleaning, garden and ground maintenance, provide common buildings insurance and maintain the lift etc.

Internally the property is quite simply in move-in condition. In fact the property has been maintained to an extremely high standard, and has only had light use as a weekend home for the owners, who purchased it from new. The apartment benefits from fantastic levels of natural sunlight, being positioned on the corner of the block and benefiting from a collection of over sized and full length windows. The property offers excellent levels of storage space including fitted wardrobes in both bedrooms, and there is a large utility cupboard just off the spacious main entrance hallway. To summarise, the accommodation extends to reception hallway and a large open-plan lounge/diner with a glass fronted balcony running the width of the living area that affords fabulous views over the Transport Museum and towards Clyde-side landmarks such as the Armadillo, Finnieston Crane and the British Airways Tower etc. The kitchen area is semi-open plan and features a full array of integrated appliances along with wall and base mounted storage units. Both bedrooms are of double proportions and, as mentioned, feature full height fitted wardrobes. The master bedroom further benefits from a recessed window area, which offers enough space for a study/reading space and there is also a master, en-suite shower room with white, three-piece suite and attractive splash-back tiling. Finally, a broad main bathroom completes the accommodation with contemporary, white suite including shower over bath. To truly appreciate the quality and calibre of this exceptional apartment, early viewing is strongly recommended.

Flat 7/4, 301 Glasgow Harbour Terrace, Glasgow Harbour G11 6BP

Viewing
By appointment please through Clyde Property West End
0141 576 1777
westend@clydeproperty.co.uk
we’re available till 8pm every day

EER Rating
Band B

Property Ref
HH02740
Accommodation layout & measurements

Whilst this brochure has been prepared with care, it is not a report on the condition of the property. Its terms are not warranted and do not constitute an offer to sell. All area and room measurements are approximate only. Floorplans are for illustration only and may not be to scale. All measurements are taken from longest and widest points. Clyde Property exercise a policy of using recycled paper for all their printed material.

Location

This development lies immediately adjacent to the River Clyde and allows easy access to all the amenities that the West End and City Centre have to offer. The Clydeside Expressway is reachable within a couple of minutes and provides a direct link to the city centre and the M8 motorway. The nearest mainline railway and subway station are a short walk away at Partick, with local bus links also available.

For Satellite Navigation directions please enter the postcode: G11 6BP

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