



 To view the HD video [click here](#)

17 Fairway Bearsden

17 Fairway, Bearsden, Glasgow G61 4HN



A beautifully appointed two bedroom ground floor flat with their own private front and rear door. Occupying an enviable ground floor position, this lower cottage flat is beautifully presented in light, neutral décor and would ideally suit a young professional or those looking to downsize. Fairway is located within a popular pocket of Bearsden, just off Westbourne Crescent and around the corner from Bearsden Golf Club and offers a peaceful yet convenient setting in particular, for the wide array of services on offer at nearby Bearsden Cross. There are also a number of local shops on Westbourne Crescent, nearby primary and secondary schooling and a frequent rail service from Bearsden station direct to Glasgow and Edinburgh.

Included within the title is sole ownership of a level, lawned front garden bordered by hedging and private visitors and residents parking allocation lies adjacent to the building. There is also a sizeable, fully insulated timber storage shed (of similar proportions to a single garage) complete with electrics which are disconnected but could easily be reinstated. The property also has direct access via a door from bedroom two, to a

shared rear garden, which is laid to lawn and offers drying facilities and peripheral flower beds.

Accessed via a private, main door entrance, the home is decorated following a light and neutral palette and the accommodation comprises: entrance vestibule, lounge featuring a bay window projection and a focal point fireplace with gas fire. The lounge offers ample dining provision and opens to the fitted kitchen with light coloured wall and base units, integrated fridge, freezer, oven and hob and is complemented further by under unit lighting. There are two sizeable double bedrooms, bedroom two with the aforementioned access to the rear garden, both bedrooms have fitted wardrobes, there is a further deep storage cupboard off the hallway and finally, a beautifully tiled shower room with modern white suite, recessed ceiling spotlights and large shower enclosure with electric shower. The specification also includes double glazing and gas fired central heating provided from a new combi-boiler (2014).

EER rating : Band D

Property reference : BM8083



Connect & Share. View the video in HD, simply download our APP, hover over the cover and see it come to life.





Property location



From Clyde's office on Drymen Road, Bearsden, proceed north along Drymen Road and turn left at the traffic lights at Bearsden Cross, onto Thorn Road. This becomes Thorn Drive and as the road curves left, becomes Iain Road. At the end of the road, turn right into Westbourne Crescent and turn first left into Fairway. The property lies on your right hand side.

Find out more...

For more information or to arrange a viewing please contact Clyde Property Bearsden
68 Drymen Road, Bearsden G61 2RH

T: 0141 570 0777

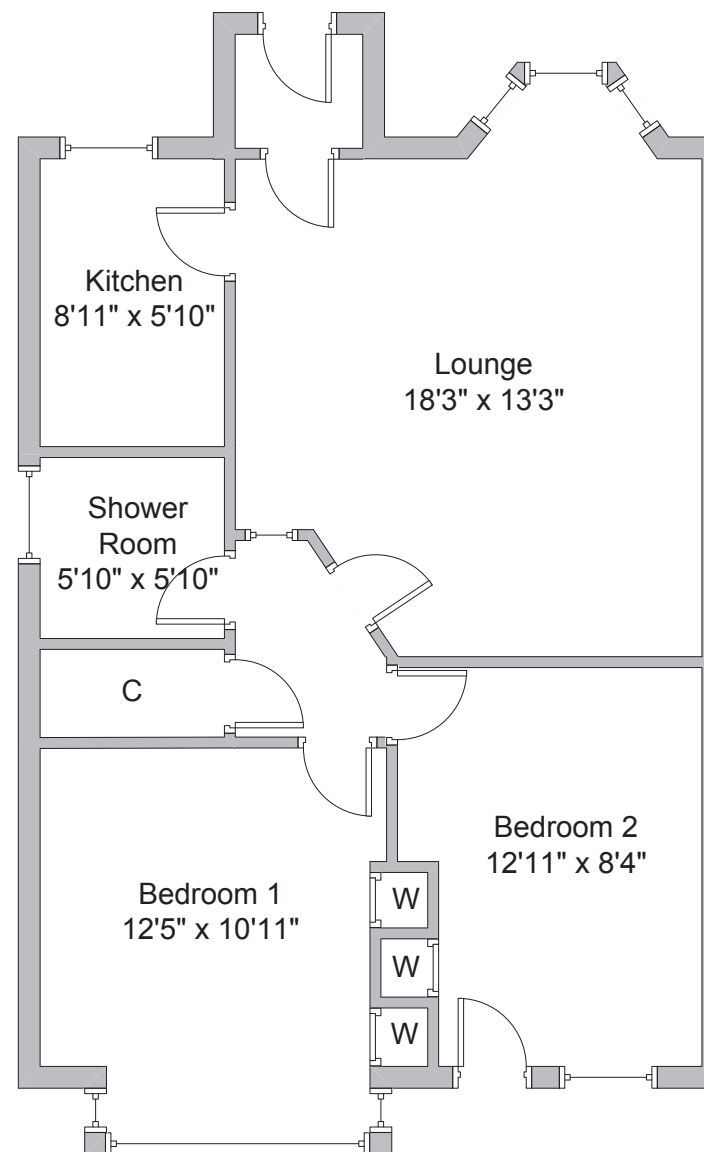
F: 0141 570 0123

E: bearsden@clydeproperty.co.uk

W: www.clydeproperty.co.uk



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.



Approximate gross internal area 613.5 sq ft - 57 sq m

At Clyde Property we're available 7 days a week until 8pm every day