



102 Balmuildy Road, Bishopbriggs, Glasgow, G64 3EP

Offers Over £295,000

- Meticulous Family Property
- Finished to an Exceptional Specification Throughout
- Substantial Garden Plot with Driveway & Garage
- EER - D
- 3 Bedroom Semi-Detached
- Spacious Reception Room
- Potential to Extend/Develop
- Fabulous Residential Location
- Tasteful Kitchen & Bathroom
- Close To Local Amenities

102 Balmuildy Road, Glasgow G64 3EP

*** Under Offer @ Closing Date Similar Properties Urgently Required For Waiting Buyers ! *** This is an incredible semi-detached family property, meticulously maintained and presented by the current owners being extensively up-graded and modernised throughout. Located within a highly desirable residential location of Bishopbriggs early viewing is essential. The accommodation provides family accommodation over two levels and sits with in an extensive level plot, boasting large driveway and garage. EER - D



Council Tax Band: E



This property is a wonderful size and is located in an extremely popular location close to the centre of Bishopbriggs. The current owners have created a fabulous family dwelling, finished to an incredible specification throughout., early viewing will be imperative. The property is entered through the front door which leads into a broad, welcoming reception hallway with stairs to the upper level. The spacious lounge has a large window overlooking the front gardens with feature fireplace as it's focal point.

To the rear of the lounge is a well-proportioned dining room with French doors leading out to the rear gardens and a large storage cupboard. The kitchen is accessed from the dining area and is fitted with a stylish range of modern base and wall mounted units with a selection of integrated appliances. The kitchen itself has a door which leads out to the substantial rear garden. The upper level accommodates two well-proportioned double bedrooms, the master with fitted wardrobes and the other with storage cupboard. The third bedroom is currently utilised as a nursery/home office area. An impressive bathroom completes the accommodation on offer.

Externally, the property sits within a generous, level plot. The front gardens are mainly laid to lawn with a generous driveway providing off street parking for several cars which in turn leads to a detached single garage. The rear gardens are also laid to lawn with two large patio areas giving ample space for al fresco dining/relaxing/entertaining.

School Catchment

Balmuily Road is located within the catchment areas for Meadowburn Primary, St Matthews Primary, Bishopbriggs Academy and Turnbull High School

Room Dimensions

Entrance Hallway

Lounge - 4.07m x 3.46m

Dining Area - 3.26m x 2.72m

Kitchen - 3.32m x 2.64m

Master Bedroom - 4.02m x 2.79m

Bedroom 2 - 3.58m x 3.30m

Bedroom 3 - 3.13m x 2.68m

Bathroom - 2.39m x 1.84m

The property is located within a popular pocket of Bishopbriggs which lies to the north of Glasgow City Centre. It is conveniently positioned for local amenities available at Bishopbriggs Cross including shops, supermarket, bars, restaurants and excellent public transport services extending to bus services and train station. Schooling at both primary and secondary levels are within close proximity and for those travelling by car there is an excellent road network linking with Glasgow City Centre itself and the M8 motorway providing links throughout the Central Belt.

Home Report Available on Request

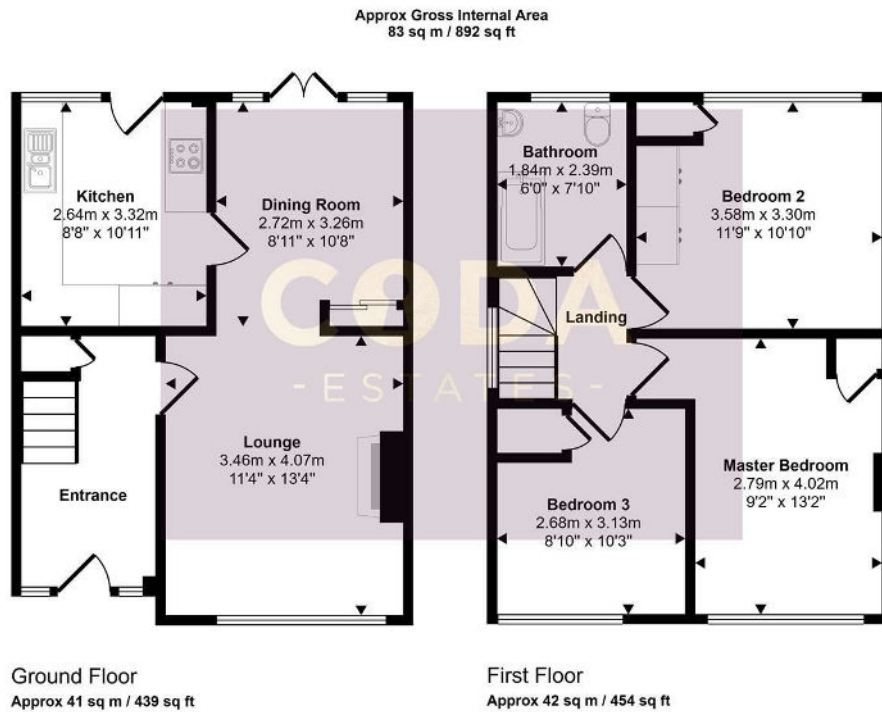
EER - D

Viewings: Arranged by appointment, to confirm please call 0141 775 1050.

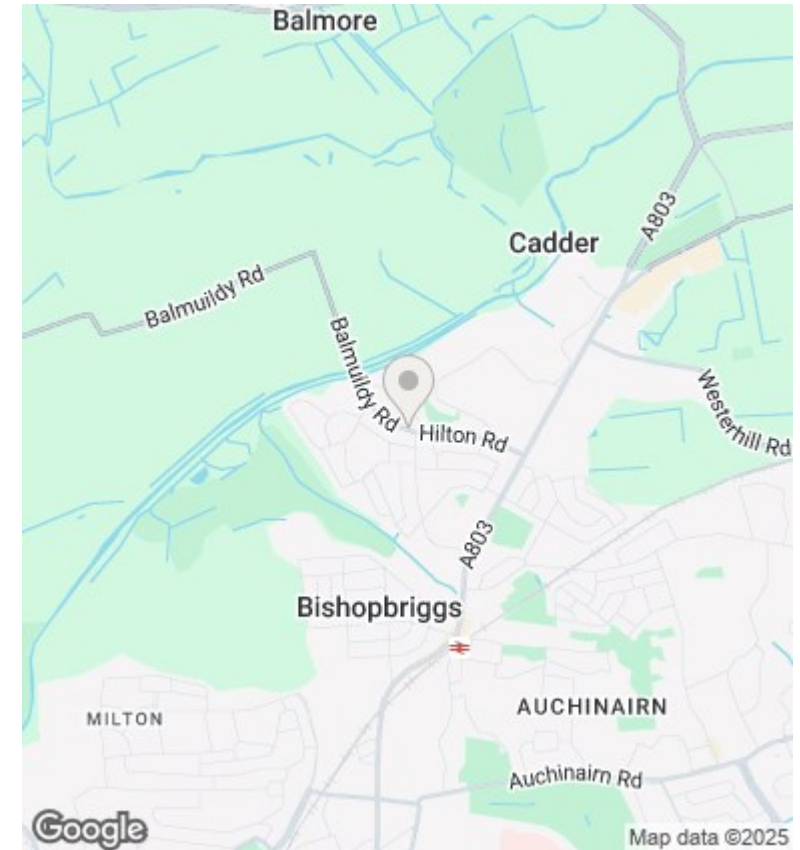
CODA Estates provide a free valuation service. If you are considering selling your own home please telephone 0141 775 1050.







This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Directions

Viewings

Viewings by arrangement only. Call 01417751050 to make an appointment.

Council Tax Band

E

