



Flat 1/1, 16 Celtic Street
Glasgow | G20 0BU

pattison&co

Offers Over £85,000



Flat 1/1, 16 Celtic Street, Glasgow, G20 0BU

This is a well presented two bedroom flat within quiet residential cul-de-sac area in Maryhill situated on the preferred first floor. The property enters by a bright and welcoming hallway giving access to all apartments. The front facing living room boasts triple set UPVC double glazed windows and electric fire, together with impressive laminate flooring. The kitchen includes neutral coloured worktop and wall and floor mounted cabinetry, and benefits from integrated oven, hob and cooker hood, and space for washing machine. Bedrooms 1 and 2 provide ample space for a double bed and storage, and both benefit from newly installed carpeting. The bathroom includes full height tiling, three piece sanitaryware set and integrated cabinetry. The property specification includes electric panel radiators, UPVC double glazing, secure entry and residents car parking area. Externally, there is a well maintained residents garden area to the rear. The property is situated only a few minutes walk away from Maryhill Train Station and provides excellent transport links to the West end of Glasgow and the City Centre and beyond. Set just off of bustling Maryhill Road, the property is in close proximity to all usual amenities such as supermarkets, bars and restaurants. Gartnavel hospital is also a short car journey away.



All room measurements are taken at the longest and widest points:-

Living Room: 3.60m x 4.21m

Kitchen: 3.01m x 2.00m

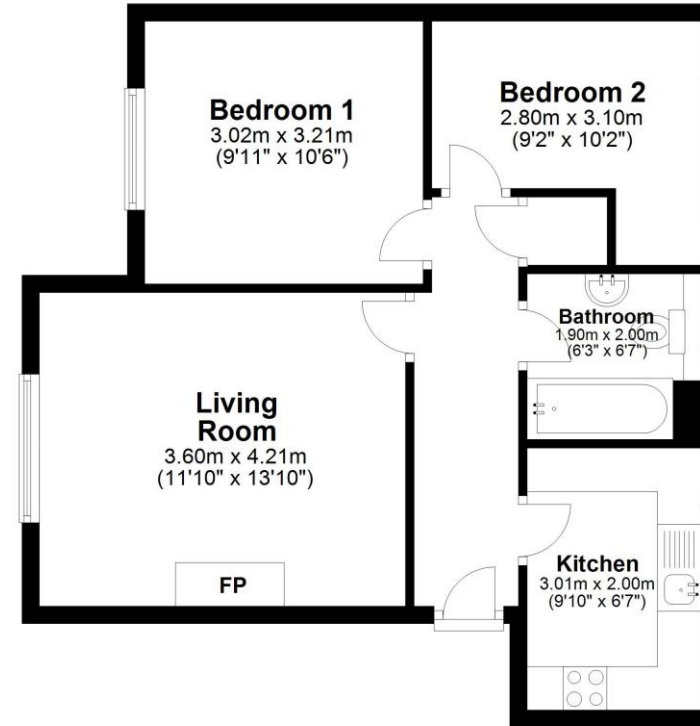
Bedroom 1: 3.02m x 3.21m

Bedroom 2: 2.80m x 3.10m

Bathroom: 1.90m x 2.00m



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Certificate Number :

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72	80
55-68	D		
39-54	E		
21-38	F		
1-20	G		

<https://find-energy-certificate.digital.communities.gov.uk/energy-certificate/>



Total area: approx. 49.8 sq. metres (535.6 sq. feet)

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.