



A stylish two bed mid-terraced villa
- perfect for the discerning homeowner!

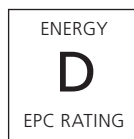
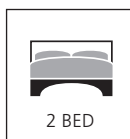


15 Ferndale Gardens

Summerston, Glasgow, G23 5BT



Scan Here!





15 Ferndale Gardens



Summerston is situated on the boundary of East Dunbartonshire, and Glasgow city centre, and offers the best of country-living with the buzz and energy of the city. Bearsden and Milngavie are ten minutes away, whilst the tranquillity and beauty of Loch Lomond National Park, one of the west coast's most beautiful spots, is just a short fifteen minute drive away.

The local train stations at Summerston and Maryhill are both just a short walk away and offer a regular service into Glasgow's Queen Street and Central stations. Plus, a good bus network offers a great way to get round the local area. This well-established area has a good mix of primary and secondary schools and the post office and Asda is 4 minutes walk away. To relax, there's a fashionable collection of shops and restaurants nearby, whilst the popular West End is also close to the development.

Part Exchange Available! We are delighted to bring to the market this lovely, two bedroom, semi-detached villa in a popular location. This property would be a fantastic acquisition for either small family or a buyer downsizing as its superb spot offers great commuting links, as well as being within a very easy walk to local amenities. The house has been well designed to maximise privacy and the natural available light to create a modern ambience. It has been decorated throughout with a contemporary theme and evokes a feeling of homeliness

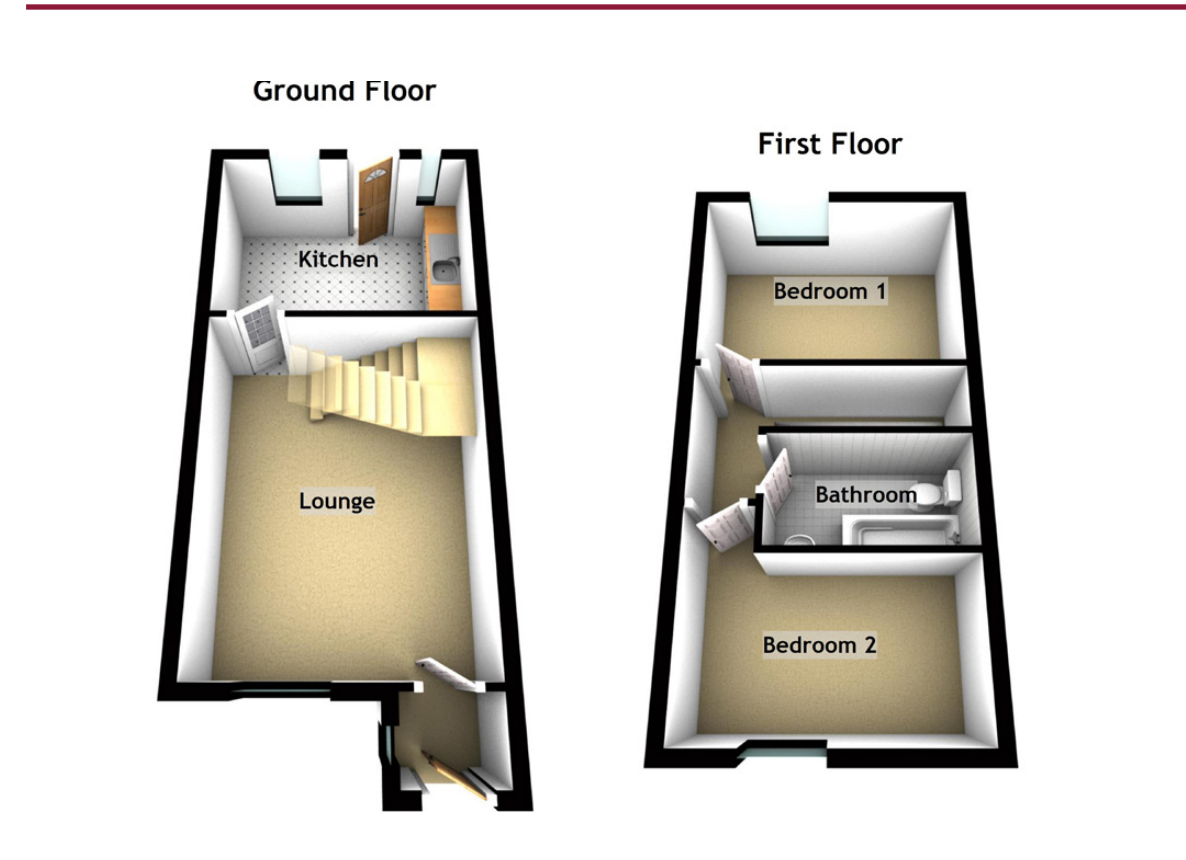
The entrance porch gives access to the good size lounge with front facing window gives scope to various furniture configurations. The modern kitchen has been professionally fitted with a range of contemporary floor and wall mounted units. It boasts

an electric cooker, space for washing machine, fridge/freezer and dining table.

Upstairs there are two bedrooms, master with built in wardrobes and space for additional free standing furniture. The partly tiled bathroom with shower over the bath and built in storage completes the accommodation.

The property has electric heating and double glazing, helping to ensure a warm, cost effective living environment all year round. Externally, the back garden is private and benefits from lawn and garden shed - perfect for outdoor living and safe for children. The front garden is low maintenance and two parking bays provide essential parking. The neighbours are really friendly and helpful; a great loss to the current owners.





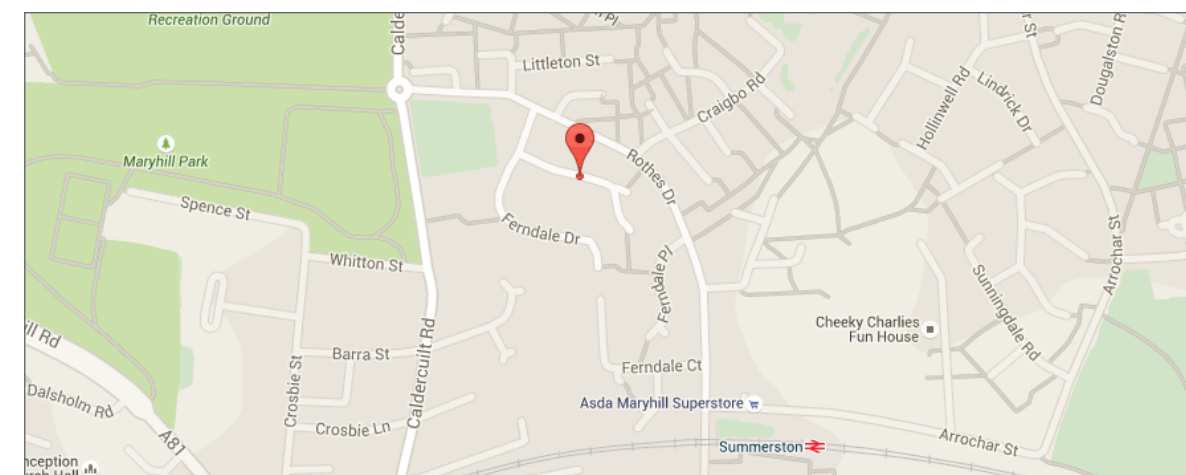
Approximate Dimensions
(Taken from the widest point)

Lounge	4.80m (15'9") x 3.70m (12'2")
Kitchen	3.70m (12'2") x 2.70m (8'10")
Bedroom 1	3.00m (9'10") x 2.70m (8'10")
Bedroom 2	3.70m (12'2") x 2.80m (9'2")
Bathroom	2.70m (8'10") x 1.50m (4'11")

Gross internal floor area (m²) - 59

Extras
(Included in the sale)

All fitted carpets and floor coverings, blinds and fixtures and fittings.





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Part Exchange

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Prospective purchasers are advised to have their interest noted through their solicitor as soon as possible in order that they may be informed in the event of an early closing date being set for the receipt of offers.

Disclaimer - These particulars do not form part of any offer and all statements and photographs contained herein are for illustrative purposes and are not guaranteed. Buyers must satisfy themselves for the accuracy and authenticity of the schedule and should always visit the property to satisfy themselves of the property's suitability. The dimensions provided may include, or exclude recesses, intrusions and fitted furniture. Any measurements provided are for guide purposes only.



Text and description
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