



RESIDENCE

11 Malta Terrace, Glasgow, G5 0TN

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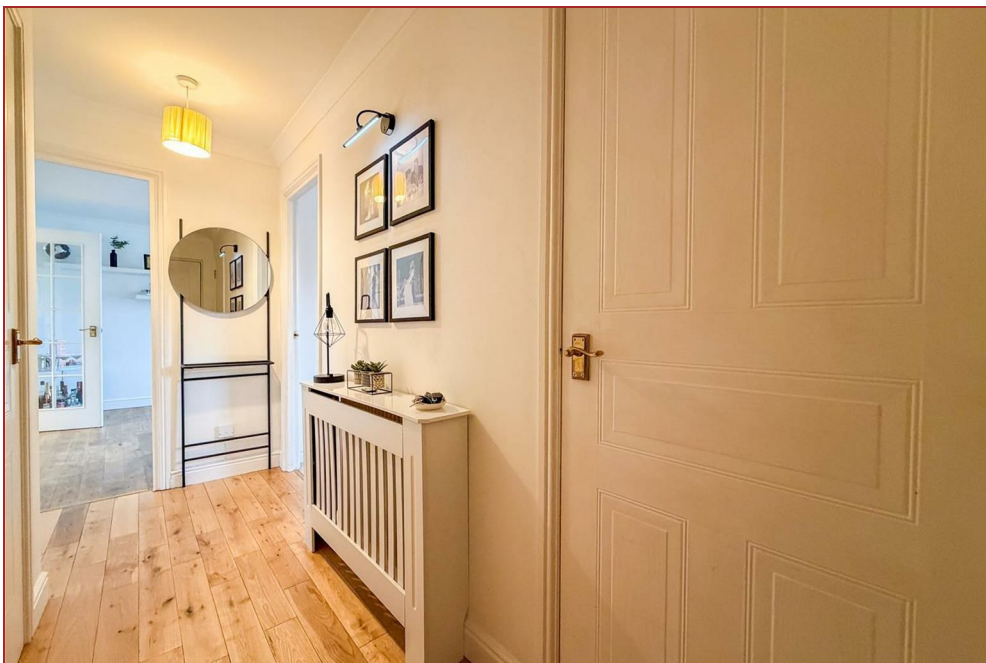


## 2 Bedrooms | 1 Public Room | 1 Bathroom



This beautifully presented two-bedroom first floor apartment offers bright, well-proportioned accommodation in a highly convenient location close to Glasgow City Centre. Enhanced by recently installed new windows and finished in fresh, neutral décor throughout, the property is presented in true walk-in condition, ready for immediate occupancy.

Access is via a secure entry system into a well-maintained communal hallway and stairwell. Internally, the apartment comprises a welcoming entrance hall with useful storage, leading into a generous and light-filled living area which flows through to a dining-sized kitchen. The kitchen is well-equipped with a range of fitted units and appliances, along with ample space for dining. There are two well-proportioned double bedrooms, both offering fitted storage, while the accommodation is completed by a modern three-piece bathroom with tiled finishes. Further benefits include gas central heating, double glazing, attractive communal grounds and ample residents' parking.



Situated within the ever-popular New Gorbals district, the property enjoys excellent local amenities including shops, leisure facilities and a library, while Glasgow City Centre is within easy walking distance, offering an extensive range of retail, dining and entertainment options. The location also provides superb transport links and easy access to major road networks, as well as nearby educational institutions and green spaces such as Glasgow Green.

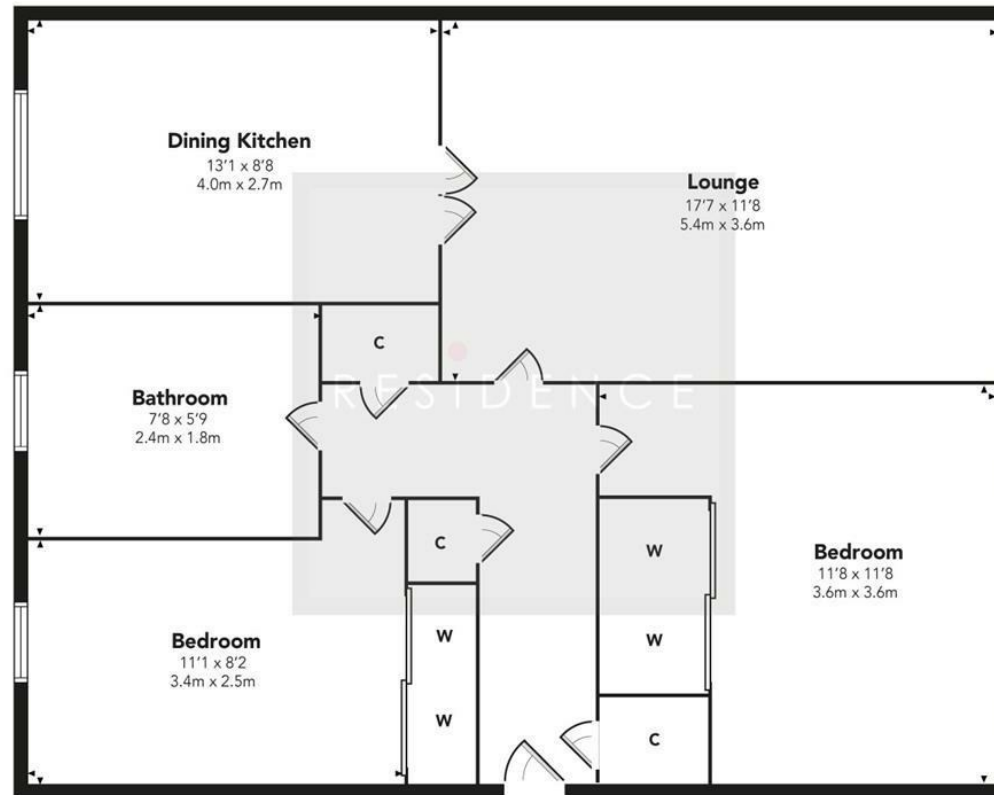
688.89 sq ft | EER = C



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Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements.

Produced by Plush Plans Ltd

We believe these details to be accurate; however, they do not form any part of a contract. Fixtures and fittings are not included unless specified in the enclosed. Photographs are for general information and it must not be inferred that any item is included for sale with the property. All distances and measurements are approximate. Floorplans may not be to scale and are for illustration purposes only.