



## ROYSTON ROAD, ROYSTON, GLASGOW

A 2 Bedroom Top Floor Flat Within Short Walking Distance To Town Centre, With Two Good Size Double Bedrooms, Excellent Storage, Modern Décor, On-Street Parking, Superb Commuting To Strathclyde Uni And Glasgow Uni, Viewing Advised.

**Offers Over £85,000** Freehold | A 2 Bedroom Top Floor Flat





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#### ENTRANCE HALLWAY

Entrance hallway with modern laminate flooring, light décor.

#### LOUNGE

The lounge has carpeting, light décor, double glazed window, is of excellent size.

#### KITCHEN

The kitchen has a range of floor and wall mounted units, ample work surface area, double glazed window, wall mounted boiler, oven, hob and hood.

#### MASTER BEDROOM

Master bedroom faces front, two good size storage cupboards, laminate flooring, able to accommodate double bed and other freestanding furniture.

#### BEDROOM 2

With laminate flooring, light décor, double wardrobe storage, double glazed window.

#### BATHROOM

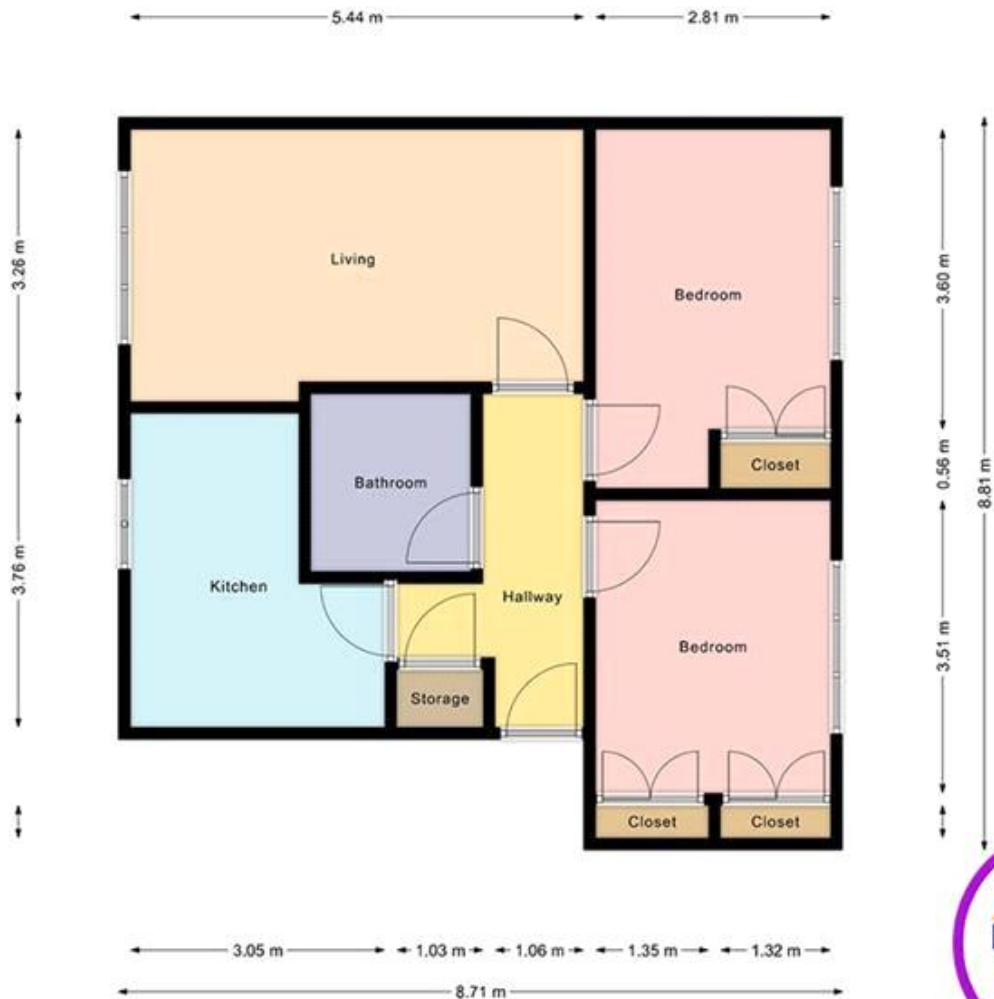
The family bathroom has a 3 piece suite comprising low flush WC, pedestal wash hand basin, deep panel bath with electric shower installed over, storage area, modern flooring and ceramic tiling.

#### Tenure: Freehold

- Close to local amenities
- Close To Motorway
- Close To Train Station
- Double Glazing
- short walk to city centre







Viewing by appointment only  
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