

MOREDUN STREET, GLASGOW







Spacious 3-bedroom semi-detached villa in Springboig offering a generous lounge, fitted kitchen, modern shower room and substantial private gardens. With excellent potential for modernisation, this property is ideal for families, first-time buyers and buyers seeking a rewarding project.

Offers Over £145,000





Entrance Hallway – 2.17m x 4.53m

The property is accessed via a private front entrance into a welcoming hallway providing access to the main ground-floor accommodation and staircase leading to the upper level. The hallway offers practical space for coats and shoes, with natural light from a side-facing window and additional understairs storage potential.

Living Room – 4.44m x 3.52m

A particularly spacious and bright main reception room offering excellent proportions for a variety of furniture arrangements. A large front-facing window allows an abundance of natural daylight to fill the room, creating a pleasant and inviting living environment.

The room features decorative cornicing, neutral striped wallpaper, attractive herringbone-effect flooring and a feature fireplace providing a natural focal point. There is ample space for comfortable lounge furniture, entertainment units and additional furnishings.

Kitchen – 3.05m x 2.72m

The kitchen is positioned to the rear of the property and features a range of light wood-effect floor-mounted cabinets complemented by contrasting dark worktops and a stainless steel sink positioned beneath a large window overlooking the rear garden.

There is space for freestanding cooking appliances and further kitchen equipment, while the gas-fired combination boiler is conveniently positioned within the room.

A rear door provides convenient access to the garden, making the kitchen particularly practical for family living and outdoor entertaining.

Rear Hall / Utility Area – 1.29m x 2.72m

Situated adjacent to the kitchen, this useful additional area provides valuable flexibility for household storage or utility purposes.

The space benefits from tiled-effect flooring, a radiator and open shelving, making it well suited for laundry appliances, additional storage or a practical utility arrangement, subject to any necessary alterations.

Ground Floor Shower Room – 2.17m x 1.72m

A modern shower room finished with attractive white marble-effect wall panelling and complementary flooring, creating a bright and contemporary appearance.

The accommodation comprises a glazed shower enclosure with chrome shower fittings, a vanity wash hand basin with storage beneath and a WC with concealed cistern.





A frosted window provides natural light and privacy, while a wall-mounted radiator completes the room.

The ground-floor positioning is a particularly practical feature for families and visiting guests.

Upper Landing – 2.03m x 3.13m

The staircase leads to a central upper landing providing access to all three bedrooms.

The landing benefits from natural light, neutral decoration and carpeted flooring, with space for additional storage furnishings where required.

Primary Bedroom – 4.56m x 3.13m

A generously proportioned principal bedroom offering excellent space for a double or king-size bed alongside additional bedroom furniture.

Positioned to the front of the property, the room benefits from a window providing natural daylight and an open outlook.

Currently finished in neutral tones with exposed timber flooring, the room provides an excellent opportunity for buyers to introduce new flooring and decorative finishes to create a comfortable and stylish principal bedroom.

The generous dimensions also offer flexibility for wardrobes, drawers or a dressing area.

Bedroom Two – 4.56m x 3.12m

A second particularly spacious double bedroom, enjoying excellent natural light from a large window overlooking the rear garden and surrounding residential area.

The room features light blue decoration, timber-effect laminate flooring and a substantial range of fitted wardrobes providing excellent storage.

Its generous proportions allow for a variety of furniture arrangements, making it ideal as a further double bedroom, guest accommodation or a spacious bedroom for older children.

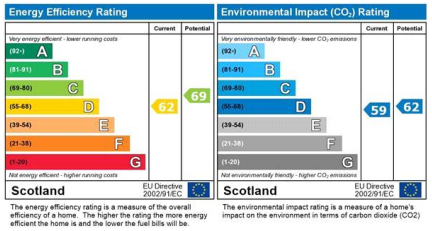
Bedroom Three – 3.08m x 3.12m

A well-proportioned third bedroom offering considerably more flexibility than a typical box room.

Featuring neutral decoration, a window providing natural light and exposed timber flooring, the room provides excellent potential for use as a child's bedroom, guest room, home office or dedicated study.







Viewing by appointment only
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