



HEMMINGS HOMES

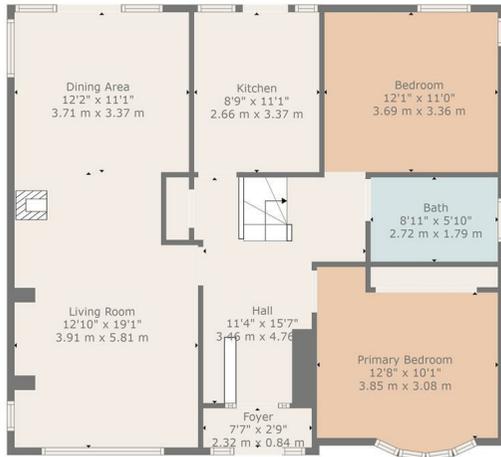


OFFERS OVER

**£375,000**

**Golf Road**

Glasgow, G73 4JW



Floor 1



Floor 2



**TOTAL: 1395 sq. ft, 129 m<sup>2</sup>**  
**FLOOR 1: 1015 sq. ft, 94 m<sup>2</sup>, FLOOR 2: 380 sq. ft, 35 m<sup>2</sup>**  
 EXCLUDED AREAS: LOW CEILING: 94 sq. ft, 9 m<sup>2</sup>  
 WALLS: 110 sq. ft, 11 m<sup>2</sup>  
Floor Plan Created By Cubicase App. Measurements Deemed Highly Reliable But Not Guaranteed.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	68	74
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
<b>Scotland</b>		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



**HEMMINGS HOMES**

**OFFICE ADDRESS**

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**OFFICE DETAILS**

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