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73 Glasgow Road

Corstorphine, Edinburgh, EH12 8LJ



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EPC

C

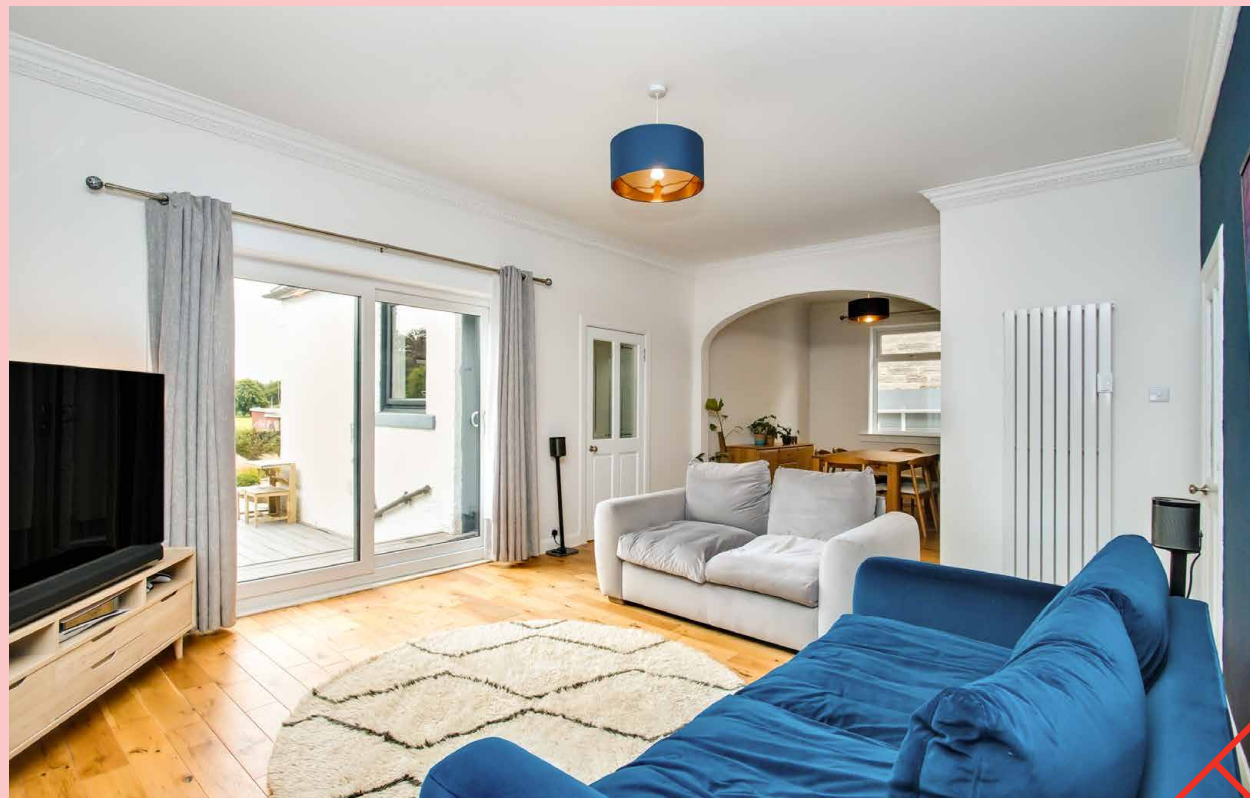
Welcome to

73 Glasgow Road

Set by Gyle Park in Corstorphine, this beautiful detached bungalow is a wonderfully large three-bedroom residence that has been thoroughly upgraded with a meticulous eye for detail.

It boasts sumptuous interior design and high-spec finishings, which includes a fashionable kitchen and four-piece bathroom. It further benefits from two reception rooms, generous private parking, and a substantial garden that has been professionally landscaped.

Stepping inside, you are greeted by a vestibule leading into a hall, where attractive décor and a hardwood floor cement the high standards of the home. There is practical storage before flowing through to the living room. The desirable styling continues here, with bold accent walls for a splash of colour. This reception area has a spacious footprint and a log-burning stove for cosy evenings in. Plus, patio doors extend the space out into the garden – perfect for families. Furthermore, an open archway frames the neighbouring dining room which helps to zone the space, whilst allowing a dual aspect for a flood of daily light. It is a charming setup for family meals and dinner parties. Next door, the dual-aspect breakfasting kitchen has a stylish ultra-modern design, centred around an island with a breakfast bar. It is fitted with sleek, handle-less cabinets and wooden worktops, offering excellent storage and workspace. Metro-style splashbacks complement the sophisticated look, whilst integrated appliances create a smooth finish (five-burner gas hob, slimline extractor, oven/grill, microwave, coffee machine, dishwasher, and washing machine).



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“An open archway frames the neighbouring dining room which helps to zone the space, whilst allowing a dual aspect for a flood of daily light.”







General Features

- A thoroughly upgraded detached bungalow
- Sought-after location by Gyle Park in Corstorphine
- Sumptuous interior design and high-spec finishings
- Welcoming vestibule and hall with built-in storage
- Living room with garden access and a log burner
- Neighbouring dining room that is openly accessed
- Stylish, ultra-modern breakfasting kitchen
- Three bright and spacious double bedrooms
- On-trend bathroom fitted with a four-piece suite
- Front garden/multi-car driveway and single garage
- Landscaped rear garden with a south-facing aspect
- Smart gas central heating and double-glazed windows
- Fitted with solar roof panels for greater efficiency
- EPC Rating - C
- Council Tax Band - G

Meanwhile, the three double bedrooms are all bright and airy. Each room enjoys modern styling and a hardwood floor as well. A contemporary bathroom, with on-trend tiling, completes the interiors, providing a four-piece suite which includes a separate shower cubicle. The property is fully insulated, with a smart gas central heating system, double glazing, and a solar-panelled roof.

Outside, the front garden/multi-car driveway and attached garage are shielded by established hedgerows and a high fence. Similarly, the expansive rear garden is also enclosed, offering excellent privacy. It is beautifully landscaped too, featuring a large decked area and patio, as well as a sweeping lawn – all fringed by mature plants. It offers views over Gyle Park and a suntrap, south-facing aspect.

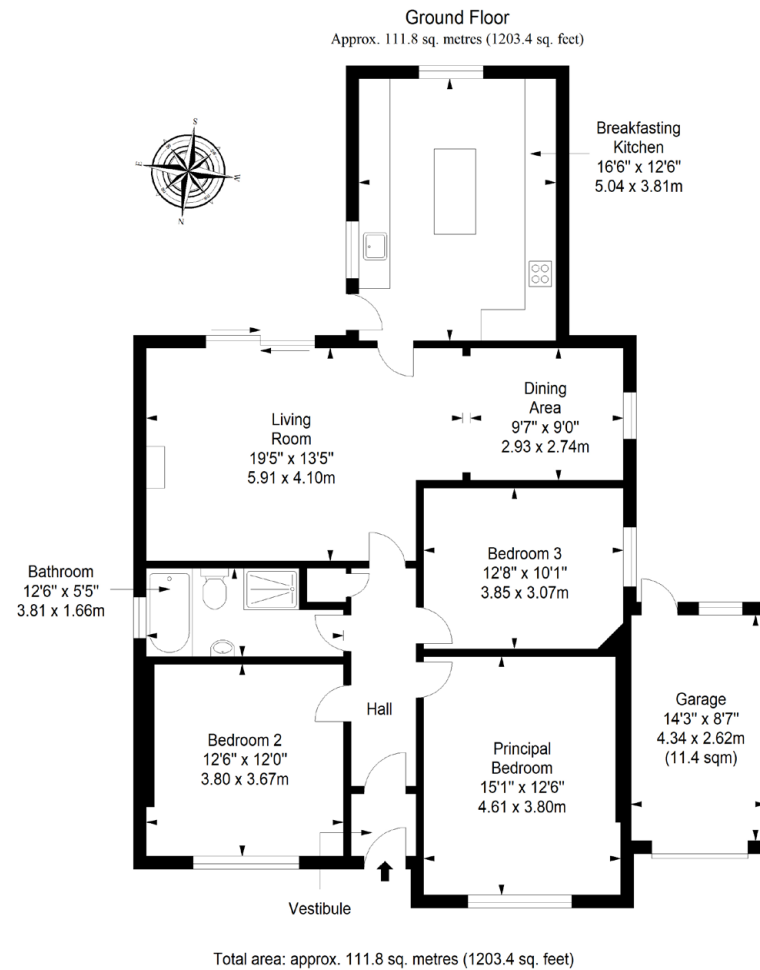
Extras: all fitted floor coverings, window blinds, select light fittings, and integrated kitchen appliances to be included in the sale.

the area

Corstorphine, Edinburgh

Offering a wealth of amenities on your doorstep, Corstorphine thoroughly deserves its reputation as a desirable and well-connected residential area. Lying to the west of Edinburgh city centre, it enjoys outstanding transport links, making commuting by car or public transport fast and convenient. Furthermore, the area is well known as a shopping mecca in which traditional high street shops sit side-by-side with large retail outlets, such as a Tesco Extra supermarket and a Co-op. The nearby Gyle Shopping Centre boasts over 40 shops (including an M&S) and various eateries, all indoors. For the sports enthusiast, David Lloyd offers a gym, indoor and outdoor pools, and tennis, badminton, and squash courts. For enjoying the great outdoors, Corstorphine Hill is the ideal place for a tranquil stroll and offers lovely views over the city centre. Corstorphine also benefits from its own rugby, football, and cricket clubs, as well as local golf courses. For those needing to travel further afield for work or leisure, Edinburgh International Airport is a short drive away, with two tram stops within close proximity. The area is also served by regular day and night buses, frequent trains from the South Gyle train station, and excellent road links to the city centre, Glasgow, Fife, and to the south. In addition, Corstorphine provides local state schools at both primary and secondary level, with Edinburgh's leading independent schools easily accessible.





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