



Beautiful detached Victoria villa in ideal southside location

21 Langside Drive, Glasgow, G43 2EP

Offers over £1.1m



- Hall • Sitting room • Dining room • Family room with dining area • Kitchen • Utility • Store room • Shower room • Three en suite bedrooms • Principal suite with en suite and dressing room • Garage • Plant room • Electric charger

Local Information

Ravarnette enjoys an enviable position with a private gated driveway and secluded garden occupying a corner plot.

Forming part of the prestigious suburb of Newlands, acknowledged as one of Greater Glasgow’s most sought after residential areas, the property is conveniently located 4 miles to the south of Glasgow city centre and provides first class commuter links to East Kilbride, Paisley and other commercial centres.

Newlands is synonymous with high calibre Victorian and Edwardian detached and semi-detached family homes and provides a delightful environment for families.

The locality incorporates two community churches, Newlands tennis and bowling clubs, parkland and amenity areas. The area is well served with good train and bus services to the city centre and East Kilbride.

Newlands is bordered by the suburbs of Langside, Muirend and Shawlands which provide an excellent range of shops, supermarkets, fine restaurants, stylish bars and a variety of recreational facilities.

There are local primary and secondary schools and the property is close to various pick up points for several of Glasgow’s finest private schools including Glasgow Academy and Kelvinside Academy, Glasgow High School, Hutcheson’s Grammar School and St Aloysius.

The southside of Glasgow offers a broad spectrum of shopping facilities including The Avenue shopping complex at Mearns Cross, Silverburn shopping centre and an abundance of sports and recreational facilities including Pollok, Williamwood and Whitecraigs golf courses, several tennis and bowling clubs, Nuffield health club, Parklands Country Club, Eastwood Theatre, a swimming pool and local parks.

About this property

Ravarnette is a stunning example of a blonde sandstone detached villa built around 1900 which offers accommodation over three levels and is set in one of the most desirable





locations in the southside of Glasgow.

The property has been fully renovated to a superb standard and offers traditionally proportioned rooms typical of the period, all beautifully decorated, with high ceilings, glass balustrades, oak floors and many other exceptional features.

The impressive interior is entered through an entrance vestibule and then into a generous reception hall with main staircase and large picture window overlooking the garden, this staircase splits to a mid-landing which then leads to the second floor via a stunning glass staircase. Off the hall is a beautiful traditional drawing room and dining room with bay window looking onto the front garden; both rooms have fine fireplaces. The family room is a fantastic and measures 10.67 by 9.6 meters offering plenty of space for entertaining and dining, it has windows all-round looking onto the rear garden and French door leading through to a rear hallway with shower room, store room and access to the kitchen, this links back to the main hallway.

The contemporary kitchen is well appointed with a range of high spec built in appliances, fitted units, plenty of space for dining, French doors leading through to the dining and doors out to the garden and terrace. The utility room of located off.

The first floor accommodation comprises three generous bedrooms all with exquisite en suite bathroom. Bedroom two and three benefit from large bay windows with the former having built in storage.

The second floor, accessed via the glass staircase is home to the principle suite. This is a fantastic space that has a ensuite bathroom and separate dressing room. The ceiling has exposed beams and French doors with a Juliet balcony looking over the garden.

The grounds and gardens are secured with remotely operated wrought iron gates, the gardens wrap around the home and are mainly laid to lawn with a wide variety of mature trees and shrubs providing seasonal colour. The separate garage has plenty of space for parking and storage, it is also home to the plant room. The driveway provides excellent off street parking provision and leads to the rear of the property, ample space for vehicles with electric car charging is available.

Ravarnette is a real testament to the current owners' commitment and dedication to renovate this Victorian home and is one of the finest examples within the area.

















21 Langside Drive, Glasgow, G43 2EP
Gross Internal Area 4063 sq ft,

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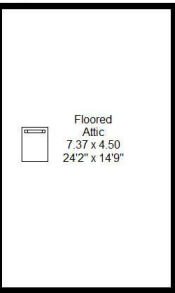


Gross internal area (approx)
377.45 sq.m (4063 sq.ft)

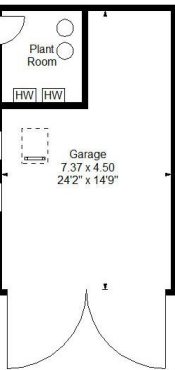
Garage

Gross internal area (approx)
66.52 sq.m (716 sq.ft)

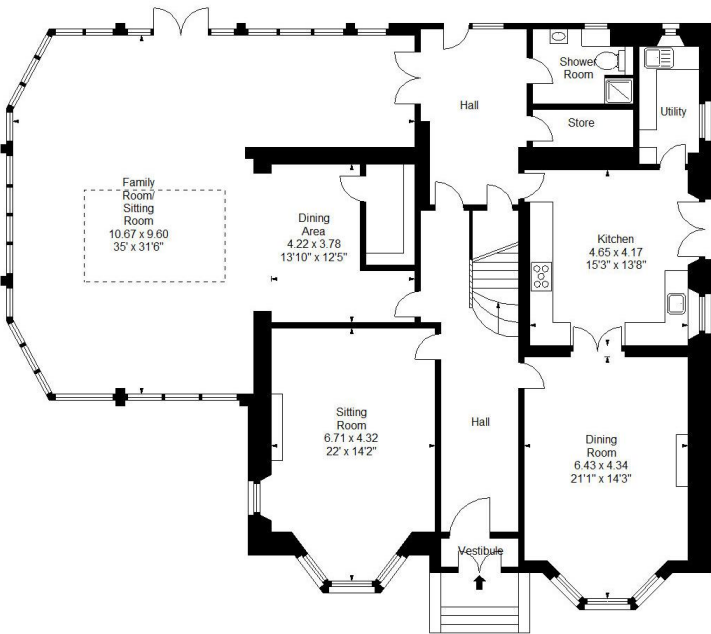
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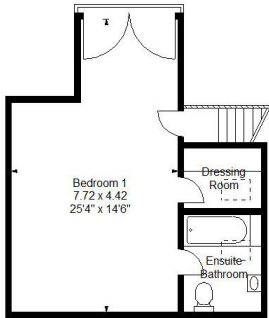
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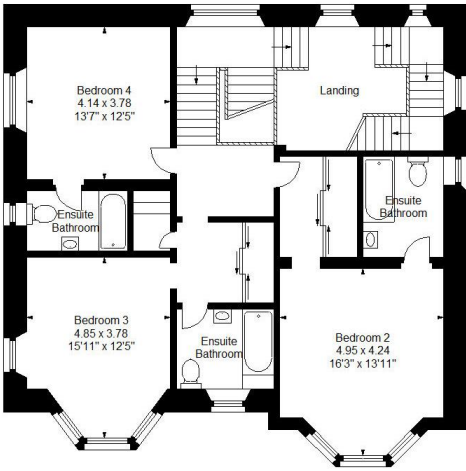
Ground Floor



Ground Floor



Second Floor



First Floor

Tenure
Freehold

Local Authority
Glasgow City

Energy Performance
EPC Rating = D

Council Tax
H

Viewing
All viewings will be accompanied and are strictly by prior arrangement through Savills Glasgow Office. Telephone: +44 (0) 141 222 5875.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	62	78
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

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