



RESIDENCE

The Frankfield, Gartloch Court, Gartcosh, G69 8FG

[www.residenceestateagents.co.uk](http://www.residenceestateagents.co.uk)



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## 4 Bedrooms | 1 Public Rooms | 3 Bathrooms

\*A range of buyer incentives are available on selected plots. Please contact Residence for further information and we will be happy to put you in touch with the developer. T&Cs apply.

A beautifully designed four-bedroom detached home, The Frankfield offers generous and flexible accommodation, perfectly suited to modern family living.

On the ground floor, the heart of the home is the impressive open plan kitchen, dining and family area, designed to bring everyone together in a bright and sociable space. French doors open directly onto the rear garden, creating a seamless connection between indoor and outdoor living. There is also a separate lounge, again with French doors to the rear garden, offering an excellent additional reception space for relaxing or entertaining. A practical utility room, downstairs WC and useful storage further enhance the functionality of the home.

Upstairs, the property offers four well-proportioned bedrooms, including a superb principal bedroom with en-suite shower room. The remaining bedrooms are served by a stylish four-piece family bathroom, making this an ideal home for growing families or those looking for additional guest or home working space.

Further benefits include a private driveway, air source heat pump, car charging point, impressive energy efficiency and a 10-year Q Policy warranty.

The Frankfield forms part of the sought-after Gartloch Village and presents an excellent opportunity to purchase a stylish new-build home in a well-connected and increasingly popular location. Gartloch Village is particularly well placed for commuting, offering easy access to the M8 and M80 motorway networks, making travel to Glasgow City Centre and beyond straightforward.

Completion is anticipated for Winter 2026 / Early 2027.

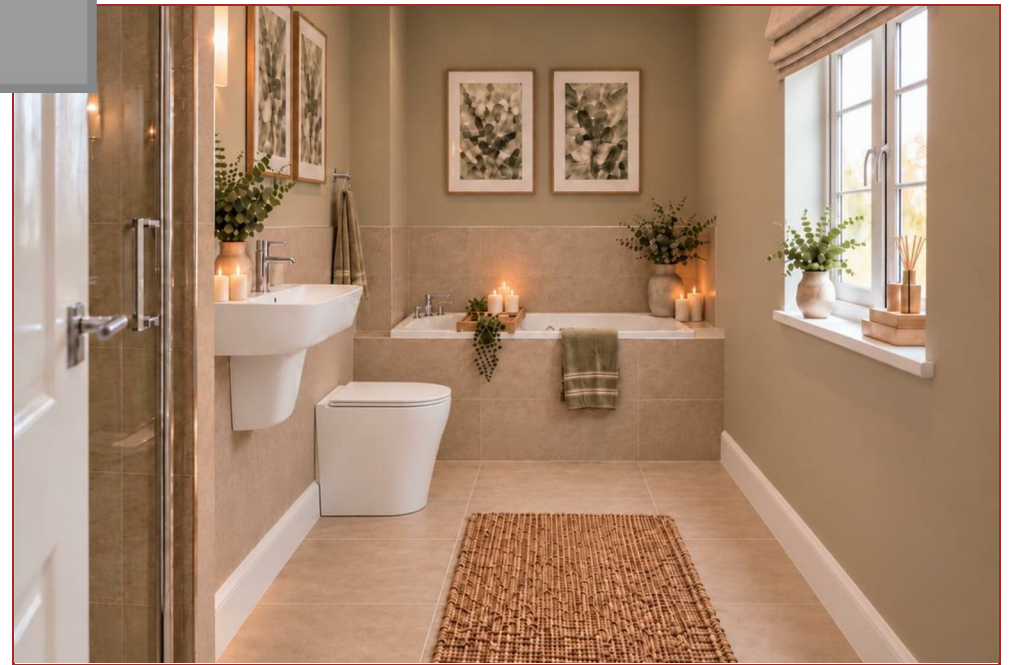
\*Terms and conditions apply and incentives vary by plot. Images are intended to give an example of lifestyle and are for illustrative purposes only.



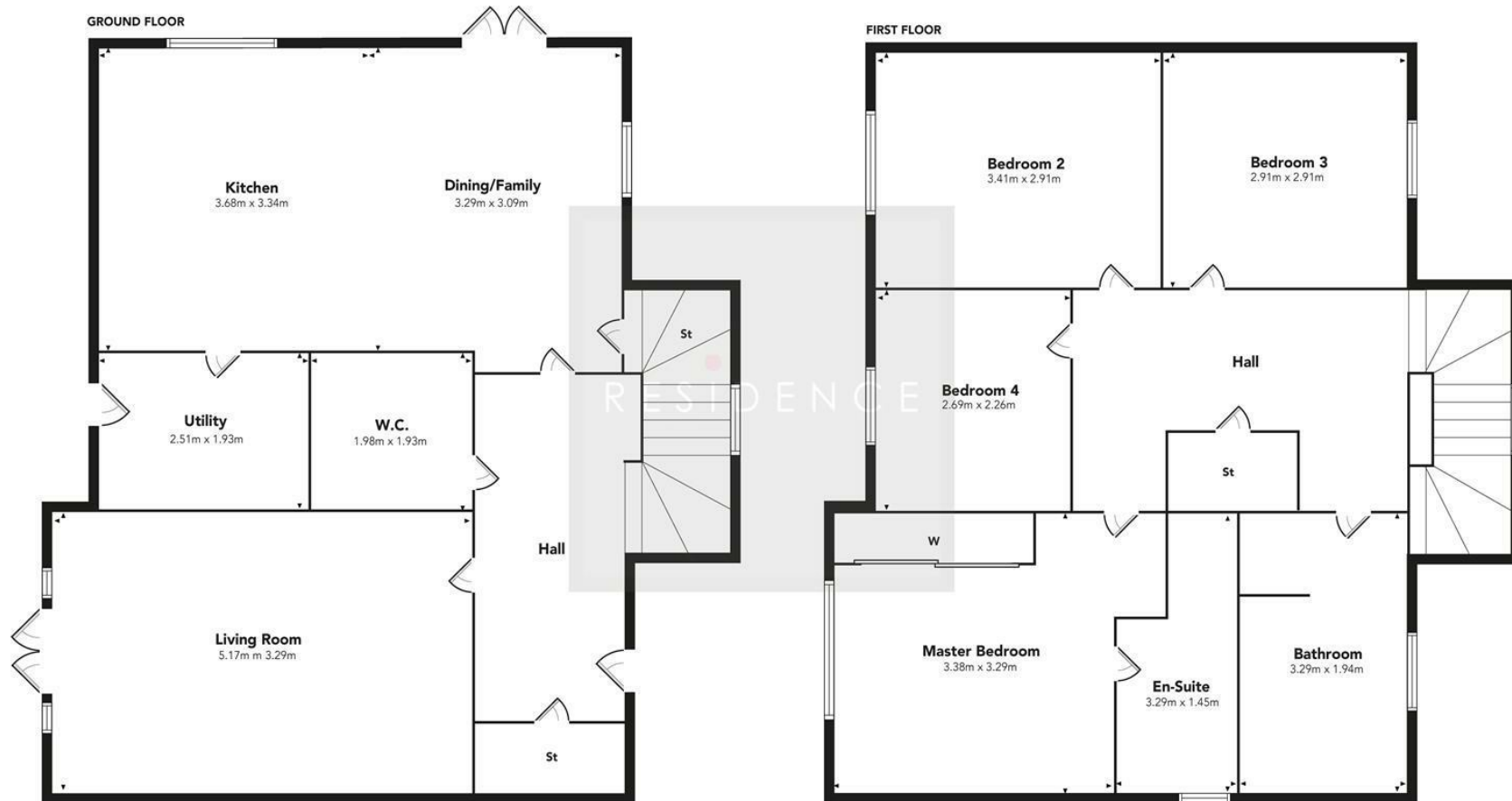
1356.30 sq ft | EER = B



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## The Frankfield, Gartloch Court



Floor Plan measurements are approximate and are for illustrative purposes only.  
 While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation  
 as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful,  
 independent investigation of the property to determine to your satisfaction as to the suitability  
 of the property for your space requirements.  
 Produced by Plush Plans Ltd

We believe these details to be accurate; however, they do not form any part of a contract. Fixtures and fittings are not included unless specified in the enclosed. Photographs are for general information and it must not be inferred that any item is included for sale with the property. All distances and measurements are approximate. Floorplans may not be to scale and are for illustration purposes only.