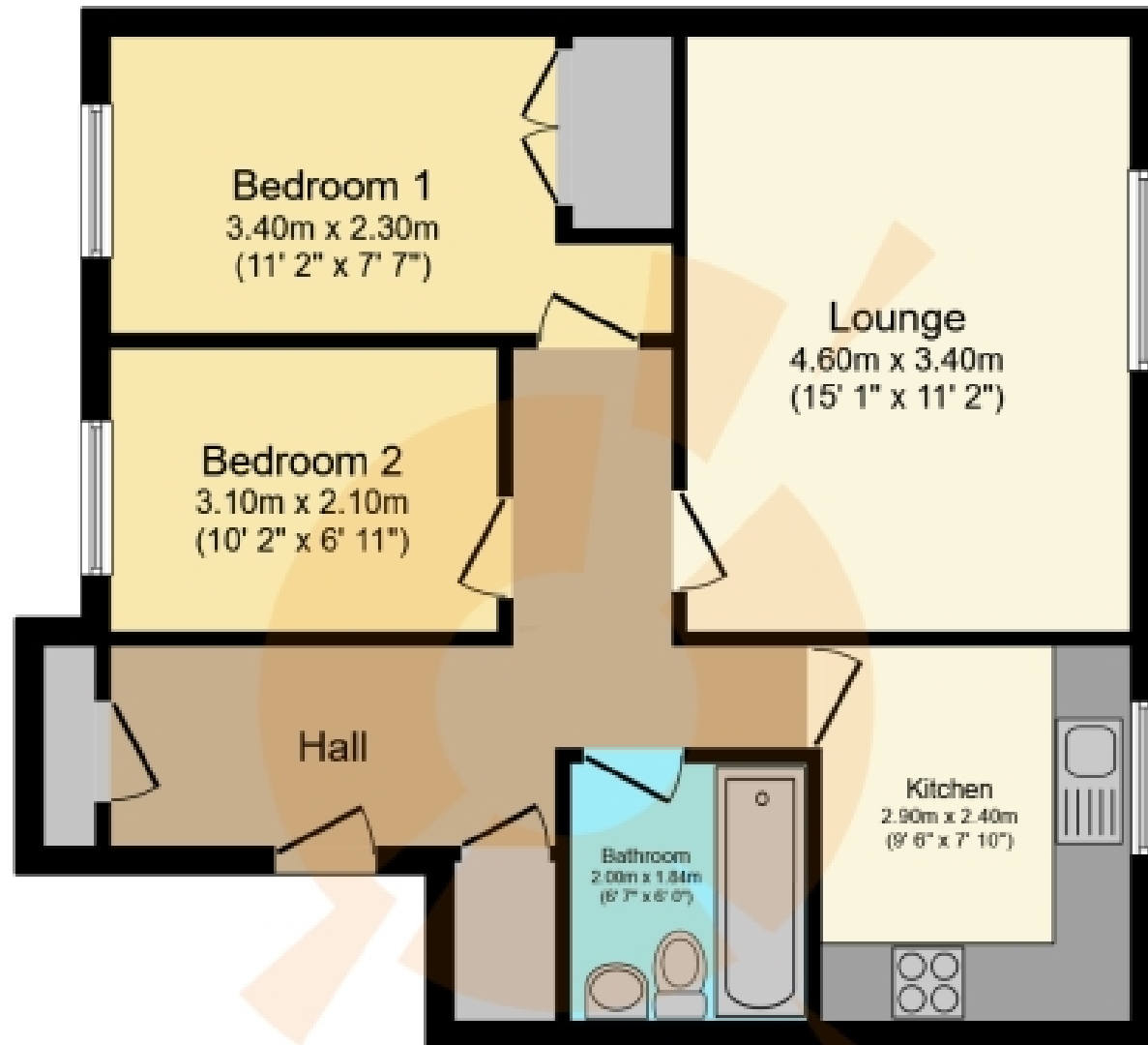




**74 Russell Street, Johnstone**

**Offers Over £75,000**





## Floor Plan

Floor area 57.3 m<sup>2</sup> (616 sq.ft.)

**TOTAL: 57.3 m<sup>2</sup> (616 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)

## THE PROPERTY

\* FABULOUS 2 BEDROOM TOP FLOOR APARTMENT \* GENEROUSLY PROPORTIONED LOUNGE \* CONTEMPORARY KITCHEN \* EXCELLENT TRANSPORT LINKS BY TRAIN/BUS AND M8 ACCESS CLOSEBY \* Please contact your personal estate agents, The Property Boom, for much more information and a copy of the home report. Welcome to No. 74 Russell Street, Johnstone. This fantastic 2 Bedroom top floor flat will present the perfect opportunity for first time buyers and professionals alike.

Externally, the property has been well maintained, featuring a communal lawn area and manicured mature shrubbery. There is also plentiful visitors and residents parking. Entering the communal close through the secure door entry system, you will instantly notice how well-kept it is.

The flat itself features soft neutral decor, paired nicely with the hard wood effect flooring. This tasteful décor flows throughout the full property. The lounge is generously proportioned in size, and is flooded with natural light.

The kitchen is contemporary in style. It comprises of high-gloss wall and base mounted cabinetry, which pair well with the granite effect work surface and shiny black floor tiles. It also benefits from quality integrated appliances.

This fantastic flat also features two spacious bedrooms. Bedroom One is a double, and features in built storage solutions. There is also a three piece family bathroom, comprising of a w.c., wash hand basin, and a shower over head bath.

The property also benefits from electric heating and double glazing throughout.

Located in Johnstone, residents enjoy access to excellent primary schooling, convenient public transportation, and local shopping amenities. Outdoor enthusiasts will appreciate the abundance of sports and leisure activities available in the neighbouring countryside. With easy access to the Intu Braehead Shopping Centre and Arena, as well as the M8 motorway network and Glasgow International Airport, convenience is never far away, and with it being a 6 minute walk from Johnstone railway station, it is the ideally situated for all forms of transportation.

Seize the opportunity to make this charming villa your forever home. Contact Boom today to schedule a viewing and embark on a journey towards a life of comfort and convenience, in Walnut Crescent!

We would highly recommend an early viewing of this desirable accommodation. Viewing by appointment – please contact The Property Boom to arrange a viewing or for any further information and a copy of the Home Report. Any areas, measurements or distances quoted are approximate and floor Plans are only for illustration purposes and are not to scale. Thank you.

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT.

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