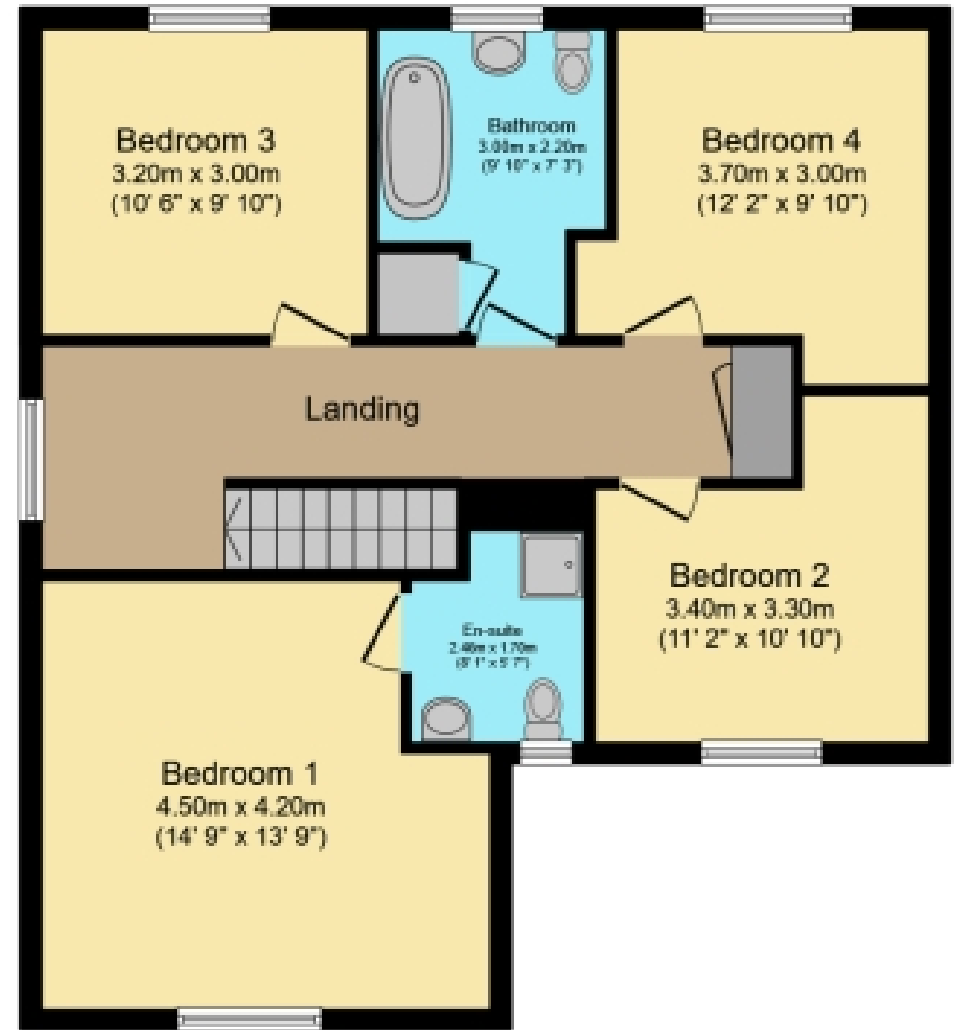






Ground Floor

Floor area 76.1 m² (819 sq.ft.)



First Floor

Floor area 72.3 m² (778 sq.ft.)

TOTAL: 148.4 m² (1,597 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

THE PROPERTY

**** NEW COMPETITIVE ASKING PRICE ** WALK-IN CONDITION ** CONTEMPORARY & SPACIOUS LIVING ** FOUR DOUBLE BEDROOMS ** IMPRESSIVE REAR GARDEN ** MULTI-CAR DRIVEWAY ** INTEGRAL GARAGE ****. Please contact your personal estate agent, The Property Boom, for much more information and a copy of the Home Report. Situated within the highly sought after Hawkhead Gardens estate of Paisley, No. 48 Douulton Road presents to the market a stunning detached villa in true walk-in condition. The property has undergone extensive upgrading throughout to create a contemporary and spacious family home, therefore is sure to appeal to a wide range of purchasers.

To the front is an extensive multicar monobloc driveway, complimented by a manicured lawn section and integral garage. Upon entering, you are invited through an immaculately presented reception hallway, setting the tone for the home within. The impressive family lounge showcases striking dimensions, paired with soft neutral décor and carpets with an abundance of natural sunlight.

The contemporary fitted kitchen boasts an array of wall and base mounted units paired with contrasting worktops for a stylish workspace. The kitchen further benefits from a host of quality integrated appliances including a fridge freezer, 5-ring gas hob, electric oven/grill and dishwasher alongside a delightful breakfasting bar.

Generous proportions offer ample dining space for entertaining guests, with the added bonus of underfloor heating. Off the kitchen is a convenient utility room providing additional workspace and storage. Completing the ground level is an immaculate W.C. which is perfectly elegant in all its simplicity.

On to the upper level, you will find four generously double bedrooms, Bedroom One impresses with its dimensions and modern en-suite shower room. The four-piece family bathroom comprises of a walk-in shower cubicle, bathtub, W.C. and wash hand basin along with chrome fixtures and fittings.

To the rear is a fabulously low maintenance and fully enclosed rear garden. Predominantly synthetic lawn with sandstone patio area; it's the perfect space for enjoying during the summer months.

The home further benefits from gas central heating and double glazing as well as solar panels with contract in place.

Paisley boasts a wealth of amenities including shops, leisure facilities, and schooling options. With Paisley Gilmour Street Train Station and regular bus links nearby, commuting is effortless. Easy access to Braehead Shopping Centre and the M8 motorway network further enhances convenience, connecting you to Glasgow City Centre and Glasgow International Airport.

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Any areas, measurements or distances quoted are approximate and our Floor Plans are only for illustration purposes and are not to scale.

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