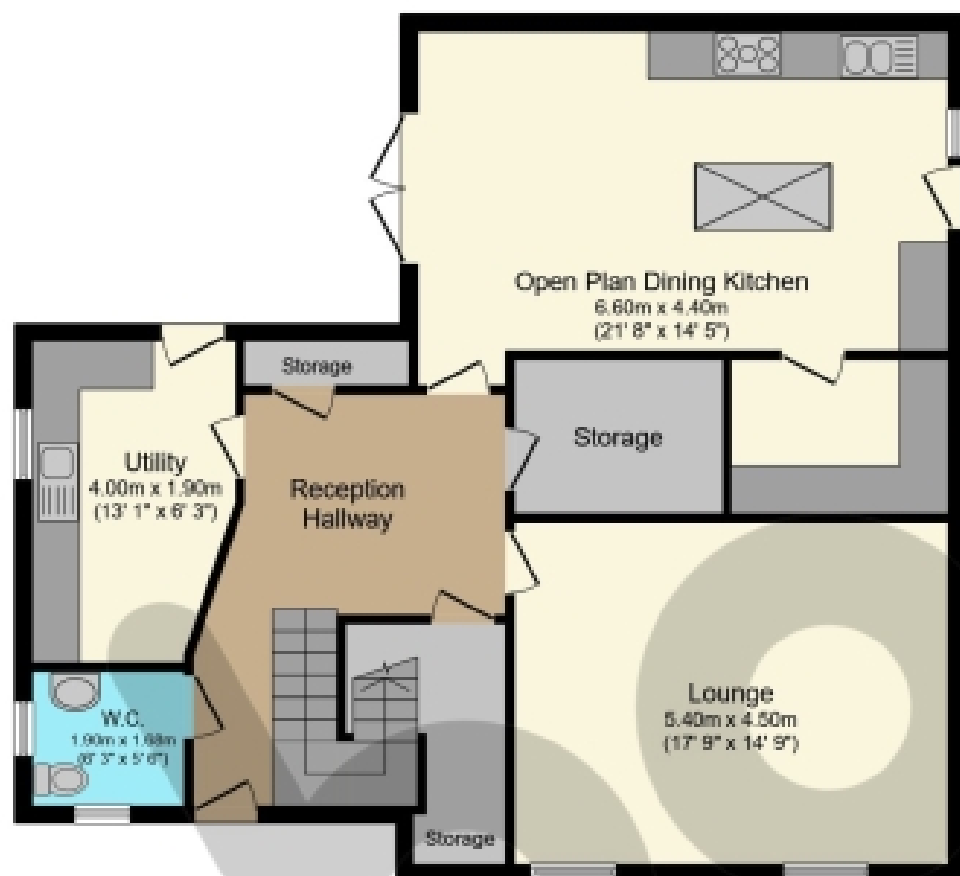




4, Torr Farm Steading, Bridge of Weir

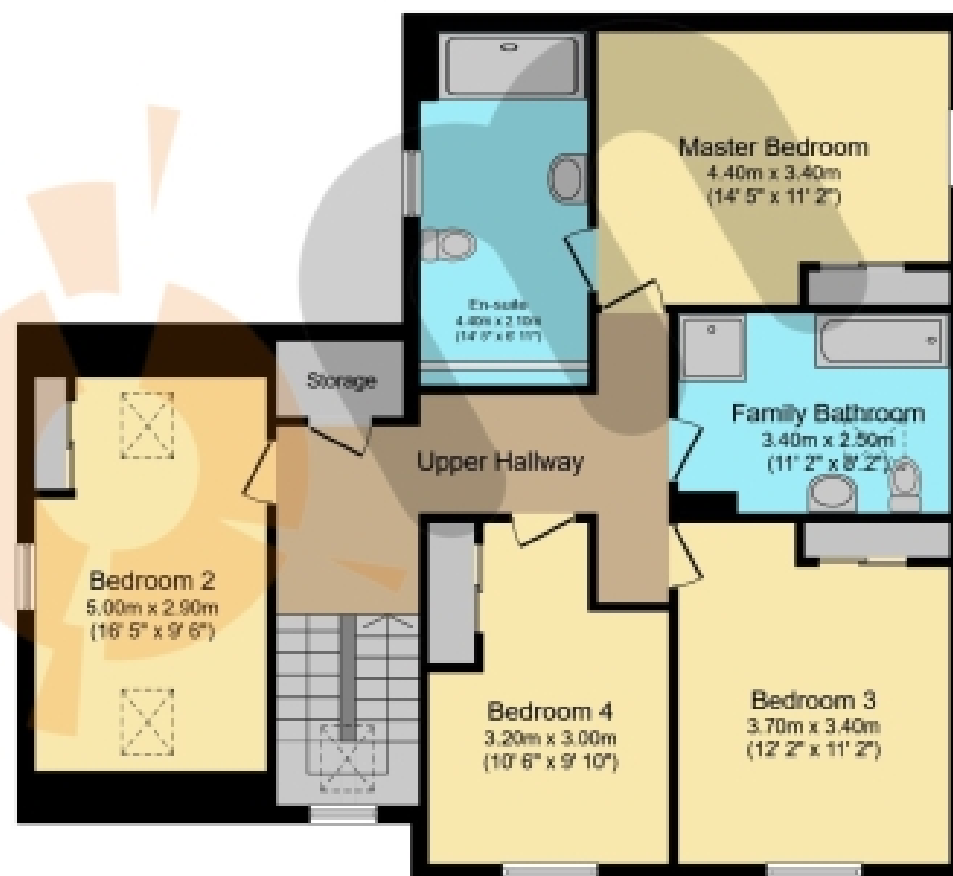
Fixed Price £675,000





Ground Floor

Floor area 96.1 m² (1,034 sq.ft.)



First Floor

Floor area 96.0 m² (1,033 sq.ft.)

TOTAL: 192.0 m² (2,067 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

SPLENDID STEADING PROPERTY* *BREATHTAKING VIEWS OVER RENFREWSHIRE COUNTRYSIDE* *EXCEPTIONAL BUILD WITH 183m2 * *BRAND NEW QUALITY CROWN KITCHEN AND NEFF APPLIANCES* *ECO DAN AIR SOURCE HEAT PUMP* *PERSONALISE YOUR FLOORING AT NO EXTRA COST Please contact your personal estate agents, The Property Boom, for much more information and a copy of the Home Report.

Welcome to No. 4, a spectacular home set within the steading in the Torr Farm Development. Experience the tranquillity of a prestigious new home while savouring the breathtaking views over the scenic Renfrewshire countryside. Gryffeside Developments has earned a strong reputation for exceptional craftsmanship and meticulous attention to detail, skilfully transforming traditional farm steadings into striking contemporary homes. Torr Farm, their seventh and most prestigious conversion to date, represents the pinnacle of their work-a true testament to luxury rural living at its finest.

No.4 enjoys a prime position at the heart of the development. From the moment you step inside, it's clear that every detail has been crafted to the highest standard. Buyers have the opportunity to personalise their home with a choice of premium Karndean flooring and luxurious high-end carpets, available in a range of sophisticated tones to complement any interior style. The lounge radiates understated luxury, with a soft, warm neutral palette complemented by an abundance of natural light. The muted tones create a calm and inviting atmosphere, while elegant, carefully chosen finishes contribute to a sense of effortless sophistication. A seamless connection to the surrounding landscape further enhances the room's airy, open feel.

At the rear of the property, overlooking the garden, you'll find the impressive open-plan dining kitchen-a true centrepiece of the home. Featuring the elegant 'Midsomer' style by Crown Imperial Kitchens, this space blends timeless shaker design with modern functionality. Finished in the sophisticated 'Silver Fox' colour and topped with luxurious granite worktops, every detail has been thoughtfully considered to create a flawless, high-end feel. A full suite of integrated NEFF appliances ensures seamless contemporary living, while a matching utility room-complete with washing machine and tumble dryer-is conveniently located just across the hall. The kitchen offers ample dining space, perfectly positioned to take in the serene views of the garden. Completing the ground floor is a pristine W.C.

Each of the four bedrooms has been exquisitely designed to embody both spaciousness and serenity, offering refined retreats that balance comfort with sophistication. Bedrooms two, three, and four boast captivating views across the courtyard and the gently rolling Renfrewshire countryside, bringing a soothing sense of nature indoors. Discreetly integrated built-in wardrobes enhance each room, providing generous storage while maintaining a sleek, elegant aesthetic. The principal bedroom is further elevated by a sumptuous en-suite shower room, finished to the highest standard. Impeccably styled and beautifully proportioned, these bedrooms offer a harmonious blend of luxury, tranquillity, and timeless design.

Each bathroom is clad in striking Aleluia ceramic tiles and featuring elegant white sanitaryware by Villeroy & Boch. These spaces are thoughtfully curated to evoke both sophistication and serenity. Sleek finishes, high-end fixtures, and refined detailing come together to create an atmosphere of effortless elegance and enduring style. The commitment to luxury and sustainability extends well beyond the interiors. A highly efficient Mitsubishi Ecodan air source heat pump delivers warmth throughout the home via thermostatically controlled radiators and heated towel rails, ensuring optimal comfort with energy-conscious performance. Complementing this, discreetly integrated photovoltaic solar panels further minimise environmental impact, combining cutting-edge technology with thoughtful, eco-friendly living.

Immerse yourself in the charm and prestige of Bridge of Weir and Kilmacolm-two of the area's most sought-after villages. These picturesque communities perfectly balance countryside tranquillity with modern convenience, offering a warm village atmosphere enriched by boutique shops, artisan cafés, and award-winning restaurants.

For those who enjoy an active lifestyle, the area offers a wealth of leisure opportunities, from renowned golf courses and scenic walking trails to exclusive country clubs-all just moments from your doorstep. Families benefit from outstanding local education, including the highly regarded St Columba's School and Gryffe High School. Excellent transport links also ensure effortless access to Glasgow and beyond. Whether it's a leisurely stroll along the River Gryffe or an evening of fine dining at a local bistro, Bridge of Weir and Kilmacolm present an exceptional setting for a lifestyle defined by comfort, convenience, and understated elegance.

Viewing strictly 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. Images and Floor Plans are only for illustration purposes and are not to scale. Specifications may vary. Please check with sales agent. Thank you. **WOULD YOU LIKE A FREE DETAILED VALUATION OF YOUR OWN PROPERTY? TAKE ADVANTAGE OF OUR DECADES OF EXPERIENCE AND GET YOUR FREE PROPERTY VALUATION FROM OUR FRIENDLY AND APPROACHABLE TEAM. WE CUT THROUGH THE JARGON AND GIVE YOU SOLID ADVICE ON HOW AND WHEN TO**

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