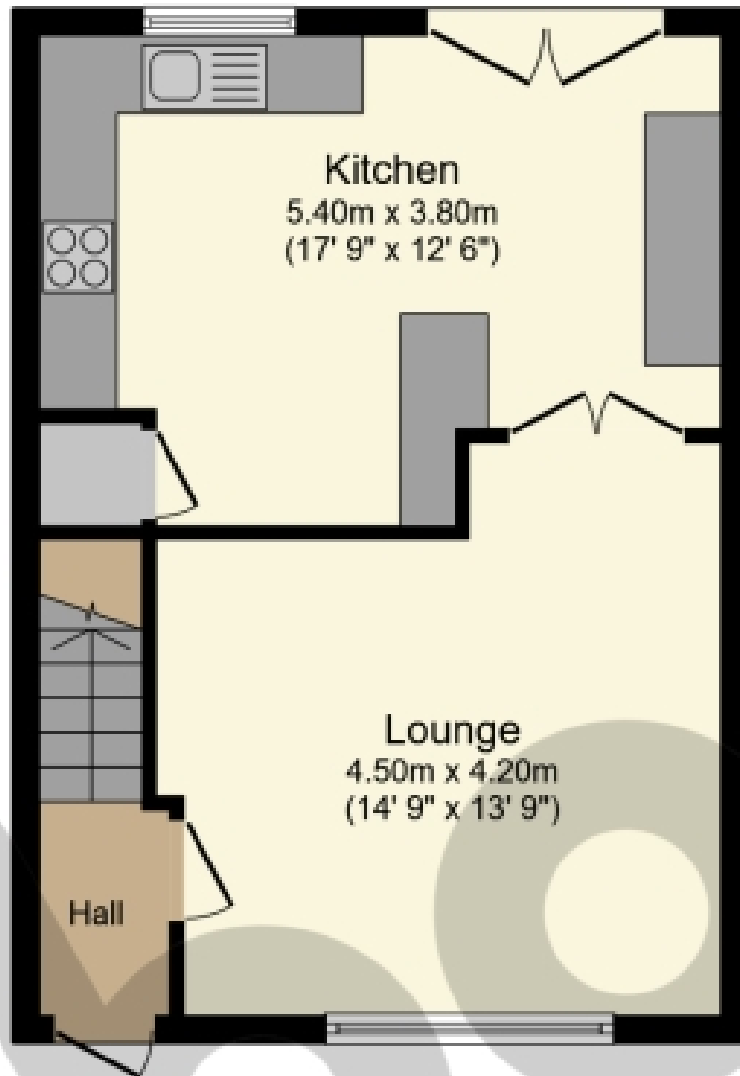




4 Millfield Lane, Erskine

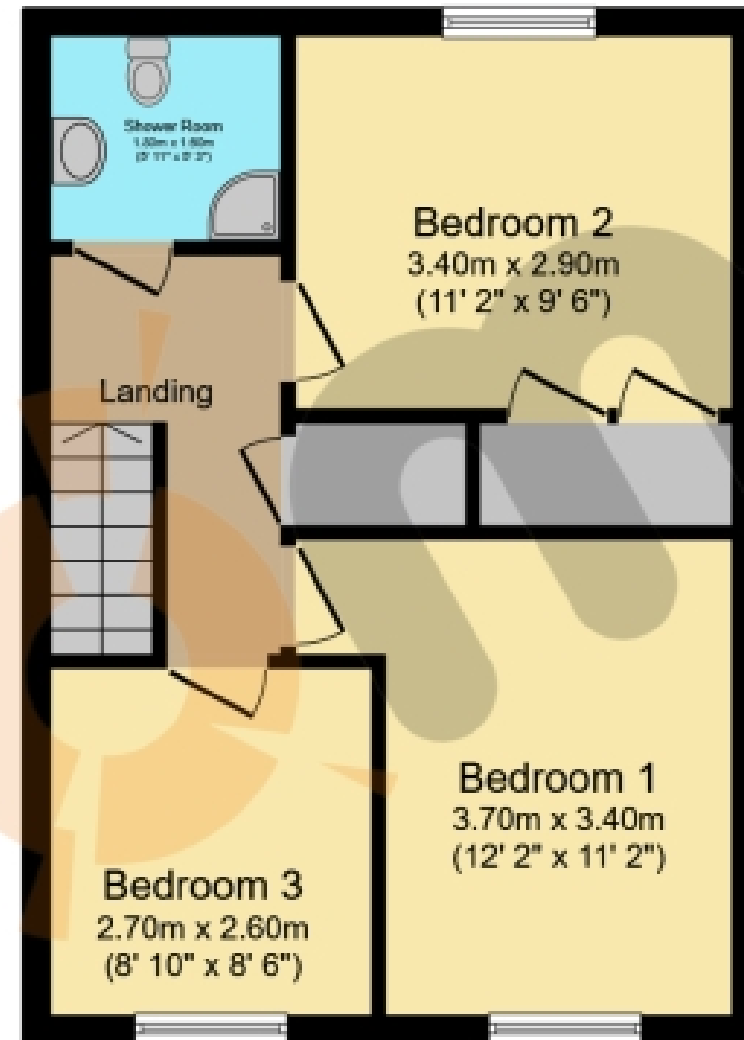
Offers Over £210,000





Ground Floor

Floor area 40.3 m² (434 sq.ft.)



First Floor

Floor area 40.3 m² (434 sq.ft.)

TOTAL: 80.6 m² (868 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

Welcome to No. 4 Millfield Lane, a fabulous semi-detached home set in the ever-popular Erskine Locale. Tucked away within a pleasant cul-de-sac, this home boasts spacious rooms, most of which have recently been refurbished, as well as an impressive, fully enclosed rear garden. This excellent family home is sure to appeal to many, so early viewing is advised.

To the front of the property sits a well-maintained lawn as well as the multi-car driveway, large enough for 2-3 cars. Enter through the welcoming entrance hallway into No.4. The lounge is of excellent dimensions and boasts plenty of natural light, creating a calming and relaxing atmosphere.

The kitchen is comprised of light, wood effect base cabinetry which is paired with cream gloss wall cabinetry, providing a fashionable and efficient workspace. Granite effect work tops extend out creating a breakfast bar, offering additional workspace or the perfect spot to enjoy meals as a family. There is ample dining space within the kitchen and even plenty of room to set up a home office or play space for the children. Double doors leading into the lounge while French doors give access to the decked patio area in the garden. Integrated appliances include fridge, freezer, five burner gas hob and extractor, dishwasher and double ovens.

The first floor is home to three generously proportioned bedrooms each of which benefit from in-built storage solutions. Completing the home is a recently installed wet room, with a w.c, wash hand basin and shower.

To the rear of the property sits the garden which boasts impressive dimensions. Fully enclosed, the garden provides a safe space to play, for children and dogs alike. Mainly laid to lawn, the garden is well maintained. A decked patio area provides the ideal spot for sitting out in the sun during the summer months or having a family barbeque.

This lovely home is also equipped with double-glazed windows and a gas-central heating boiler, ensuring a warm and cozy environment all year long.

Erskine offers a host of local amenities including a health centre, library, community hall and various shops which are only a 5-minute walk away. Erskine has fantastic commuter links. It is close to Bishopton Train Station, which has regular services to Glasgow Central and Greenock. The M8 Motorway offers easy access to Paisley, Glasgow International Airport and Braehead Shopping Centre. Erskine is only a 30-minute drive to Loch Lomond. Regular bus services to Glasgow, Renfrew and Paisley are also available.

Millfield continues to benefit from free school bus services to Bargarran Primary School, St John Bosco's, and Trinity High in Renfrew, further enhancing the appeal of this home. For detailed information on schooling, please use The Property Boom's school catchment and performance tool on our website.

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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.

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