



72 SAUCEL CRESCENT, PAISLEY. PA1 1UB.

THIS THREE BEDROOM MID TERRACED VILLA SITUATED WITHIN A PRIVATE RESIDENTIAL DEVELOPMENT WHICH LIES TO THE IMMEDIATE SOUTH SIDE OF PAISLEY TOWN CENTRE, CLOSE TO ALL LOCAL AMENITIES AND TRANSPORT LINKS. THIS IDEAL FAMILY HOME BENEFITS FROM GAS CENTRAL HEATING AND DOUBLE GLAZING. DRIVEWAY PARKING TO THE FRONT AND GARDEN TO THE REAR.



- IDEAL FAMILY HOME
- GAS CENTRAL HEATING
- DOUBLE GLAZING
- DOUBLE GLAZING
- 3 BEDROOM MID TERRACED
- DRIVEWAY PARKING
- PRIVATE REAR GARDEN
- CLOSE TO ALL LOCAL AMENITIES

OFFERS OVER £135,000

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ENTRANCE HALLWAY 7' 2" x 4' 2" (2.18M x 1.27M)

ENTRANCE HALLWAY GIVE ACCESS TO LOUNGE, THEN TO KITCHEN / DINING AREA. GREY CARPET AND FRESH DECOR,

LOUNGE 14' 0" x 11' 6" (4.26M x 3.5M)

SPACIOUS LOUNGE GIVES ACCESS TO UPPER APARTMENTS VIA STAIRCASE. VIEWS OVER THE FRONT OF THE PROPERTY. FEATURE WALL AND GREY CARPET. UNDER STAIR STORAGE CUPBOARD. ACCESS TO KITCHEN / DINER.

KITCHEN / DINING AREA 15' 11" x 10' 6" (4.85M x 3.2M)

MODERN FITTED KITCHEN AND DINING AREA.

KITCHEN

MODERN KITCHEN HAS AMPLE GLOSS WHITE WALL AND BASE STORAGE CUPBOARD, GREY GRANITE WORK SURFACE AND SPLASHBACK WALL TILING. GAS HOB, ELECTRIC FAN OVER AND OVERHEAD EXTRACTOR HOOD. VINYL FLOORING. DINING AREA HAS GREY CARPET. ACCESS VIA PATIO DOORS TO REAR GARDEN AND DRYING AREA.

W.C. 4' 10" x 4' 3" (1.48M x 1.29M)

TWO PIECE SUITE. VINYL FLOORING.

UPPER HALLWAY 9' 1" x 7' 6" (2.76M x 2.29M)

GIVES ACCESS TO ALL THREE BEDROOMS AND FAMILY BATHROOM.

MASTER BEDROOM 13' 4" x 8' 4" (4.06M x 2.54M)

GOOD SIZED BEDROOM WITH BUILT-IN STORAGE CUPBOARD / WARDROBE WITH MIRRORED SLIDING DOORS. BEIGE CARPET. FEATURE WALL.

BEDROOM 2 11' 3" x 8' 10" (3.44M x 2.68M)

DOUBLE BEDROOM FACES OVER THE FRONT OF THE PROPERTY AND HAS FITTED STORAGE CUPBOARD / WARDROBE WITH ATTRACTIVE DOORS. BEIGE CARPET. FEATURE WALL.

BEDROOM 3 9' 5" x 7' 7" (2.88M x 2.30M)

BEDROOM THREE HAS FEATURE WALL AND FACES OVER THE REAR OF THE PROPERTY. BEIGE CARPET. BUILT-IN STORAGE CUPBOARD. BEIGE CARPET.



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MONEY LAUNDERING REGULATIONS 2003

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