



RHINSTOCK

VERTON ROAD, JOHNSTONE

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Rhinstock is an exciting example of Tudor design and traditional architecture, set within extensive garden grounds extending into your own private woodland.

A fabulous example of Tudor design and traditional architecture this large, detached villa provides extensive, versatile living space over a two story layout. Due to the heritage of the home large room sizes combined with high ceilings make this home wonderfully spacious.

Entry via storm door entrance vestibule into an impressive reception hallway with original parquet flooring in herringbone style, you are immediately guided to the centre of the home with a gorgeous staircase leading to the upper level complimented by Edwardian Lincrusta panelling, a guest W.C below and a deep press closet to the back. Feature mirrors on the mid landings with carved wooden pillars help to bounce light around the reception hall. The front facing bay window, formal lounge, features a focal point faux fireplace. The formal dining room provides a large walk-in closet and feature electric fireplace, leading through to the rear facing kitchen, the kitchen itself provides a range of base and wall mounted units along with a large storage closet and ample space for breakfasting table, access is given to a rear porch directly to the garden grounds. The ground level also provides two further reception rooms, a large side facing family room which leads into a dual aspect sitting room with French doors overlooking the extensive garden, access into the aforementioned rear porch also from the sitting room.

The broad staircase guides you to the upper-level landing, a further generous storage closet just off. There are three fabulous sized bedrooms, the principal bedroom with identical footprint to the lounge below provides fitted sliding wardrobes and a feature bay window. Bedrooms two and three are both large double rooms with bedroom three boasting lovely views. A four-piece family bathroom with roll top bathtub and walk in shower unit serves the home.

The home further benefits from a system of gas fired central heating, double glazing throughout and a recently installed modern roof.

Externally, to the front of the home a broad monobloc driveway provides parking for multiple vehicles leading to a large single garage which still boasts its original hay loft, it could be converted to be used as a hobby space or home office. On the opposite side of the home an extensive corner plot provides scope for further development or additional driveway space, leading down to the garden grounds this additional land was purchased into the home during a development of the land behind many years ago. The rear garden is truly a rarity to come by, it is an impressive size and would be an excellent garden for children's imaginations to run wild. A lovely patio area provides ample space for entertaining and al fresco dining, the extensive lawn flows down into a private woodland area where just behind a further plot of ground lies, the garden truly provides masses of potential for buyers and is of a size rarely available on the market.





Overton Road is a highly desired address in Johnstone, a well established residential street it is lined with a range of traditional blonde and red sandstone villas. Overton Road is ideally placed for quick access to local amenities in Johnstone or the Phoenix Retail Park at Linwood, for commuters Johnstone Railway station is a short two minute walk away, drivers will benefit from quick access to the A737 onto the M8 and beyond.

BW2510 | Sat Nav: Rhinstock, Overton Road, Johnstone, PA5 8JD

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* All measurements and distances are approximate Floorplans are for illustration purposes and may not be to scale.



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