



11 JACOBS DRIVE, GOUROCK, PA19 1LH



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Description

Occupying a highly sought after and rarely available location this two bedroom, two public room SEMI DETACHED VILLA offers an excellent family home. There is a monoblock driveway providing off street parking for one car which leads to the garage with side courtesy door and rear window. The front garden is lawned and there is a generous sized enclosed rear garden with paved patio and lawn which backs onto Tower Hill.

Specification includes: double glazing and gas central heating. Lies convenient for local primary / secondary schooling and transport facilities. There are front views towards the River Clyde beyond surrounding properties.

Accommodation comprises: bright Entrance Hallway by UPVC double glazed door with two inbuilt cupboards. The front facing Lounge is reached by glazed double doors with fireplace, marble surround and living flame gas fire. There is a rear facing Dining Room accessed by glazed double doors from the lounge.

The Kitchen with white fitted units, marble style work surfaces and splashback tiling. Extractor hood, gas hob, electric oven, tumble dryer and washing machine.

There is a downstairs Bathroom with rear window, plus three piece suite comprising: pedestal wash hand basin, wc and bath with "Triton" shower. Additional features include: wall and floor tiling.

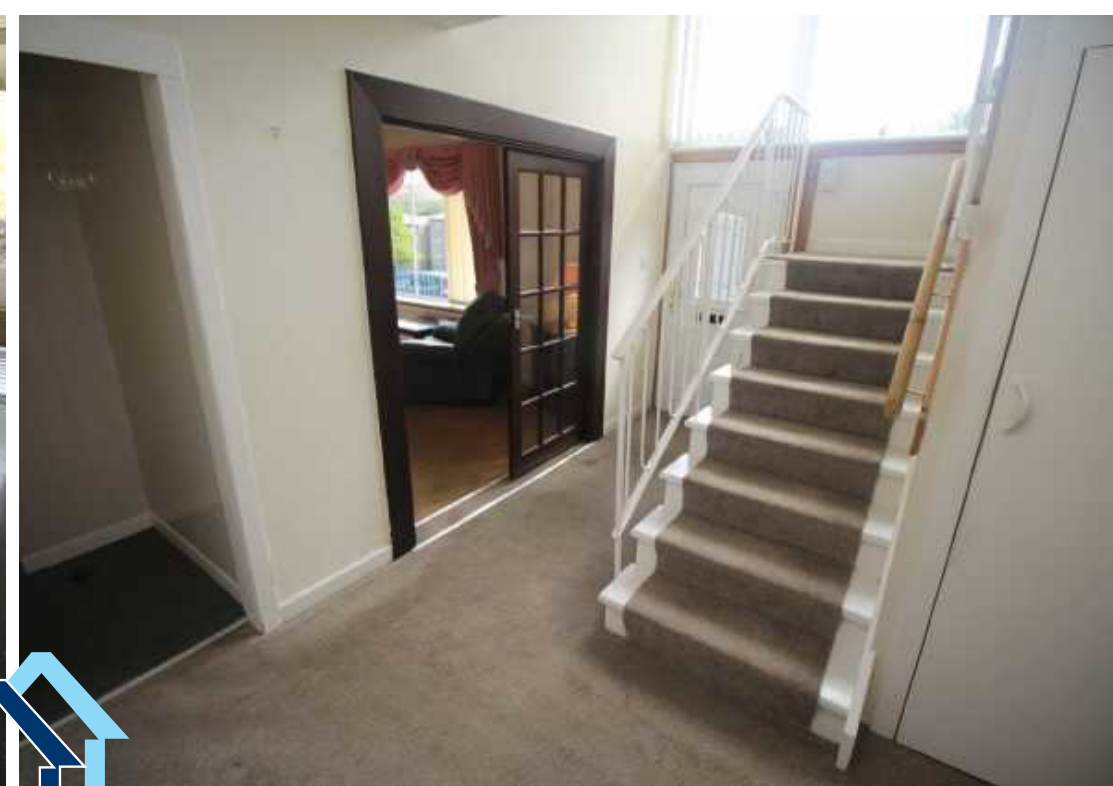
Stairs lead to the airy Upper Landing with three light window formation and walk in storage cupboard. There is a rear facing Master Bedroom with fitted wardrobe and Ensuite Shower Room with a three piece suite offering: pedestal wash hand basin, wc and shower cubicle with chrome style shower. The 2nd double Bedroom has a side window and inbuilt storage cupboard.

Early viewing is recommended for this family home. EPC = D.

Measurements

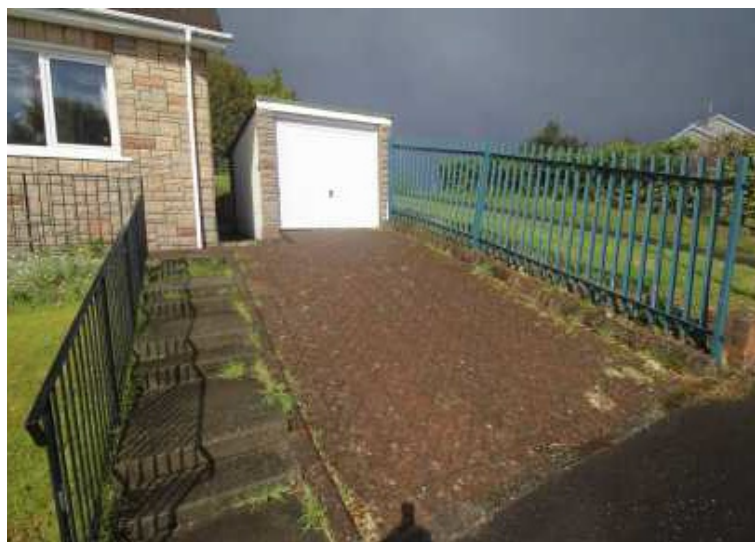
Hallway	
Lounge	11'10 x 17'5 (3.61m x 5.31m)
Dining Room	9'4 x 9'10 (2.84m x 3.00m)
Kitchen	9'5 x 11'5 (2.87m x 3.48m)
Bathroom	
Upper Landing	
Master Bedroom	8'6 x 10'10 (2.59m x 3.30m)
Ensuite Shower Room	
Bedroom 2	11'11 x 12'1 (3.63m x 3.68m)











Agents Notes:

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