



0.1, 31, CARDWELL
ROAD, GOUROCK, PA19 1UW





Description

This internally upgraded one bedroom GROUND FLOOR FLAT benefits from an enclosed south facing private front garden with decked seating area. Lies convenient for amenities, local shops and transport facilities, plus the Battery Park and the waterfront at Cardwell Bay are just a few minutes walk away. Would suit a variety of buyers including: first time buyers and downsizers.

Particular features include: the refitted shower room in 2024 and new kitchen in 2023. Specification includes: double glazing and gas central heating with new heating system and boiler installed in 2023. The building is protected by a security door entry system. There is a shared rear drying green. Private cellar offers useful storage.

The impressive accommodation comprises: Hallway by timber door with Utility storage cupboard with plumbing for a washing machine. The rear facing Lounge features a two light window, ornate detailed cornice and ceiling rose.

There is a refitted Breakfasting Kitchen on open plan with the lounge. The kitchen features beech style units, marble effect work surfaces and matching splashback. Appliances include: extractor hood, electric ceramic hob, oven, fridge, dishwasher and wine cooler.

The double sized Bedroom is a bright front facing apartment. The quality refitted Shower Room features a three piece suite comprising: vanity wash hand basin set within dark grey high gloss unit, wc and double sized shower cubicle with chrome style shower. Further benefits include: wall/floor tiling, anthracite heated towel rail. There is a hatch to loft.

Viewing is highly recommended home near the waterfront. EPC = C

Measurements

Entrance Hall

Lounge

4.50m x 4.09m (14'9 x 13'5)

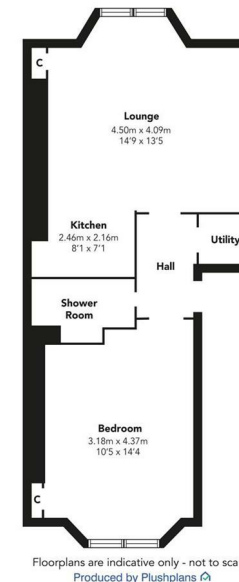
Kitchen

2.46m x 2.16m (8'1 x 7'1)

Bedroom

3.18m x 4.37m (10'5 x 14'4)

Shower Room













The
next
step..



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