



20, JOHN CAMPBELL STREET, THE
MOORINGS, GOUROCK, PA19 1RZ



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ESTATE AGENTS





Description

Situated close to the waterfront at Cardwell Bay this well presented two bedroom GROUND FLOOR FLAT offers bright and stylish living within the seldom available Moorings development. There partial views towards Cardwell Bay and the River Clyde beyond surrounding properties. A particular feature are the two outside seating areas which are ideal for relaxing on summer days. There is a front facing enclosed paved patio reached by patio doors from the lounge and a separate decked area accessed from patio doors in the dining kitchen. In addition, this flat has exclusive use of the lawned areas which extend to the front, side and rear.

There is an allocated parking space for one car. Lies convenient for the Battery Park, Specification includes: double glazing and gas central heating.

Highly impressive accommodation comprises: "L" shaped Entrance Hallway by timber door with inbuilt storage cupboard. There is an airy Lounge with windows to front and side, plus patio doors leading to the patio. Glazed double doors lead the Dining Kitchen features patio doors to side deck and a rear window. The kitchen can be accessed from the hall or lounge. There is a range of white high gloss fitted units, black toned marble style work surfaces and splashback tiling. Appliances include: extractor hood, gas hob, electric oven, integrated fridge/freezer, microwave, dishwasher and microwave. There is a ample space for table and chairs within this room.

The Master Bedroom benefits from fitted mirrored wardrobes. There is a refitted Ensuite Shower Room with suite comprising: vanity wash hand basin set within white high gloss unit, wc and shower cubicle with chrome style shower. Additional features include: wall/floor tiling and decorative panelled ceiling. Bedroom 2 is a double sized room offering fitted wardrobes. The Bathroom has a three piece suite providing: pedestal wash hand basin, wc and bath. There is wall/floor tiling.

Immediate inspection is advised. EPC=C



Measurements

Hallway

Lounge

3.38m x 5.16m (11'1 x 16'11)

Dining Kitchen

3.58m x 3.84m (11'9 x 12'7)

Master Bedroom

3.33m x 3.33m (10'11 x 10'11)

Ensuite Shower Room

Bedroom 2

2.74m x 4.14m (9'0 x 13'7)

Bathroom



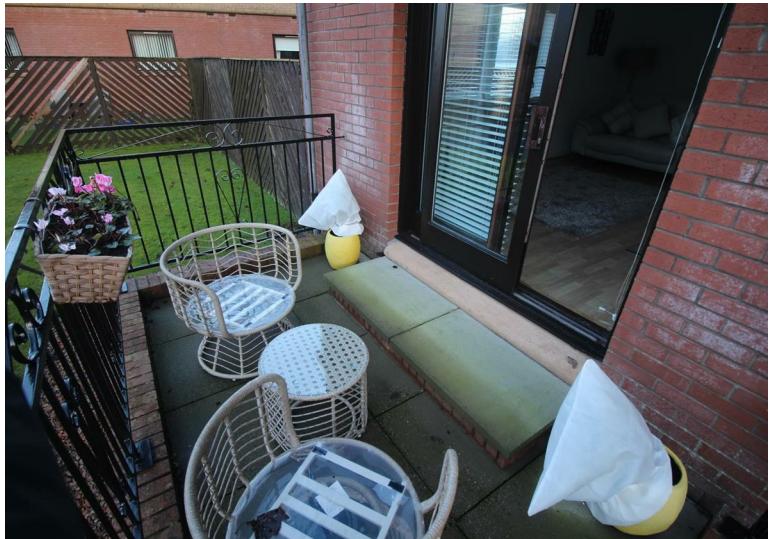
Floorplans are indicative only - not to scale
Produced by Plushplans











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