



SOLICITORS & ESTATE AGENTS



**MID TERRACE VILLA
74 LISMORE DRIVE, PAISLEY PA2 8HX
Offers Over £87,500**



VIEWING

By appointment with MSM Solicitors & Estate Agents,
Tel: 0141 339 5252. Fax: 0141 339 4617.

Description

Easily maintained MID TERRACE VILLA situated within the popular Glenburn district and comprising an ideal first family home. Some modernisation is required.

Decorative double glazed and PVC front door onto entrance hall with good natural light provided by window to front and storage space below stairs. Impressive 19' lounge/dining area with aspects to both front and rear. Breakfasting kitchen with double glazed window and PVC door onto rear garden.

First floor: main bedroom to front with built-in fitted wardrobes and additional recessed storage cupboard. Further double sized bedroom to rear. Modern fitted bathroom comprising three piece suite with independent shower above bath, large porcelain tiles to walls, tiled floor finish.

The specification includes gas central heating and double glazing. Private gardens to front and rear.

EPC Rating

C

Measurements

<u>LOUNGE/DINING</u>	<u>19'5 (5.91m) x 11'3 (3.45m) at its widest points</u>
<u>KITCHEN</u>	<u>11'3 (3.45m) x 8'0 (2.46m)</u>
<u>FIRST FLOOR</u>	
<u>BEDROOM ONE</u>	<u>12'8 (3.89m) x 9'2 (2.80m)</u>
<u>BEDROOM TWO</u>	<u>11'2 (3.41m) x 9'9 (2.99m)</u>
<u>BATHROOM</u>	<u>6'2 (1.88m) x 5'11 (1.81m)</u>



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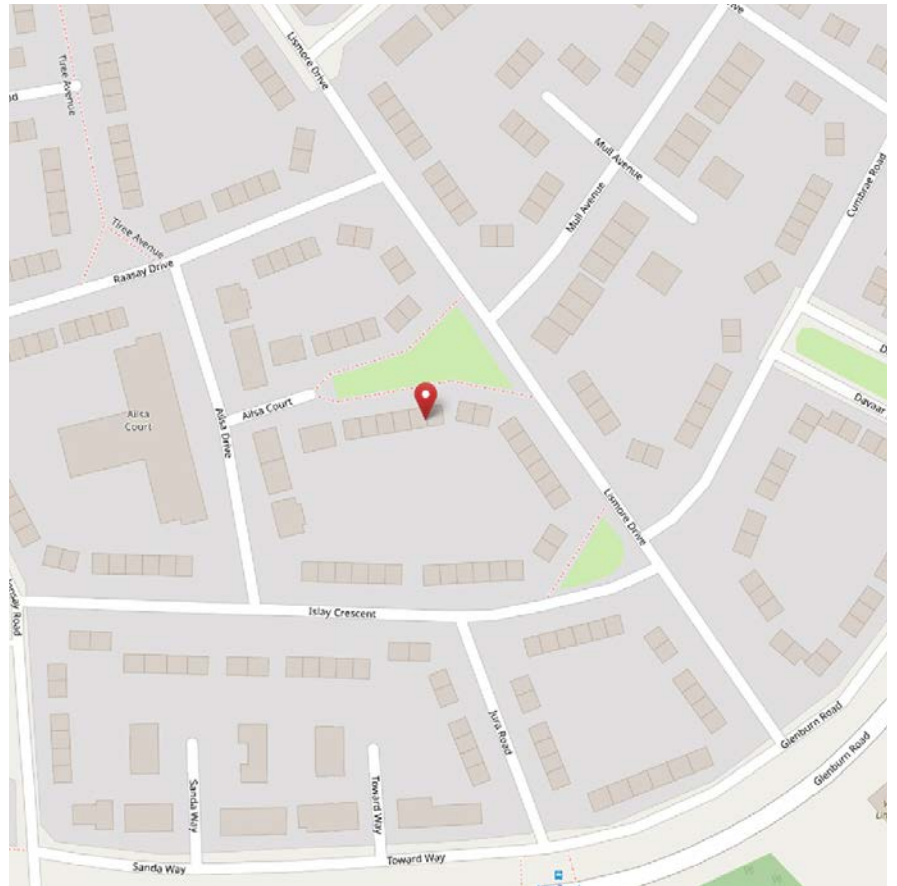
Travel Directions

Travelling south along Neilston Road continue past Thornly Park Avenue on left, turning fourth on right onto Fairway Avenue, left onto Cumbrae Road, second right onto Lismore Drive and 74 is on left.

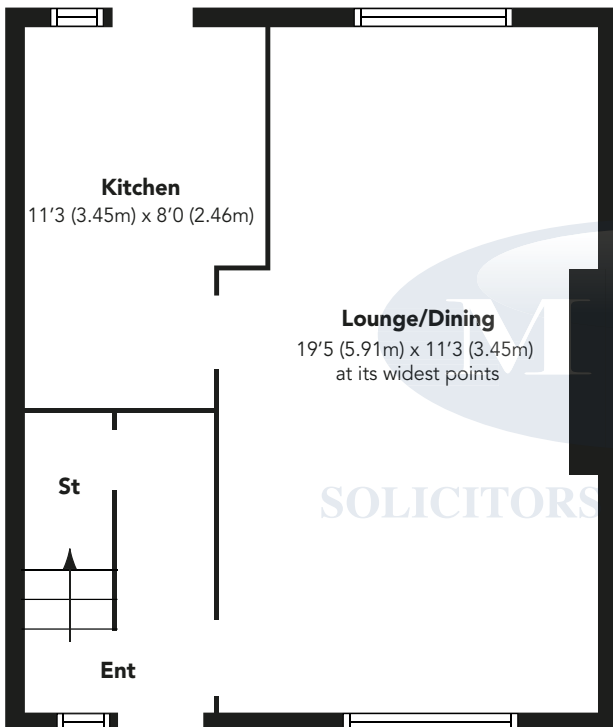
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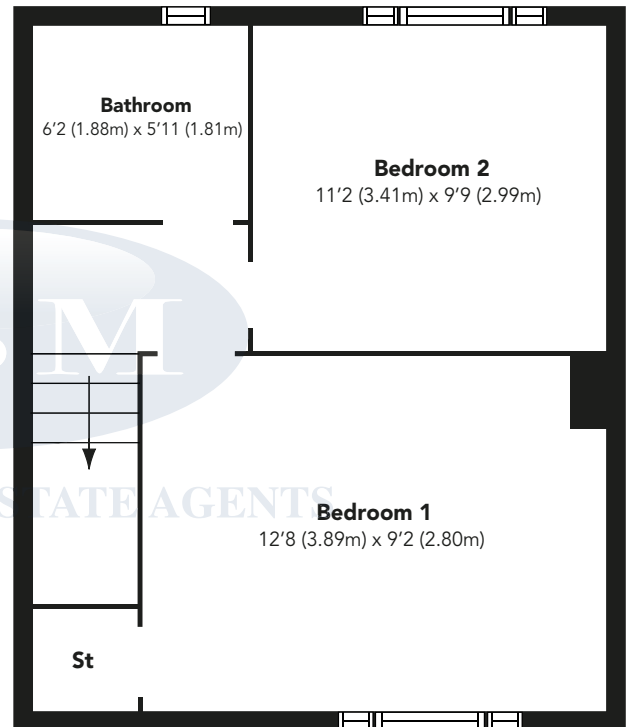
The foregoing particulars, whilst believed to be correct, are not warranted and do not form any part of any contract. Any third party will require to satisfy themselves on any matter relating to the property. All measurements quoted are approximate and are measured with a laser measuring device to the widest point. We confirm plumbing, electric and heating systems have not been tested.



GROUND FLOOR



FIRST FLOOR



Floorplans are indicative only - not to scale

Produced by Plushplans

Branches at: 51 Moss Street, Paisley PA1 1DR. Tel. 0141 889 6244 - 2 Bridgeton Cross, Bridgeton G40 1BW. Tel. 0141 554 8111 - 43 Crow Road, Partick G11 7SH. Tel. 0141 339 5252. The foregoing particulars, whilst believed to be correct, are not warranted and do not form any part of any contract. Any third party will require to satisfy themselves on any matter relating to the property. We confirm plumbing, electric and heating systems have not been tested.

43 Crow Road, Partick, Glasgow G11 7SH
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