



UNIQUE UPPER DUPLEX

TWO FULLY SERVICED  
GARDEN ROOMS - IDEAL FOR  
HOME OFFICE / GYM /  
PLAYROOM

TWO DOUBLE BEDROOMS,  
ONE SINGLE ROOM & STUDY

Brachelston Street, Greenock, PA16 9AE

EVE Property are delighted to present to the open sales market a spacious and charming duplex apartment set in a beautiful sandstone building in the sought after Brachelston Street, Greenock. With bright open views across the bowling green to the front this traditional upper quarter villa comprises five principle apartments and two fully serviced garden rooms - offering flexible family accommodation, and as such will be of significant appeal to a wide range of buyers looking to settle in the area - call our friendly sales team today to schedule your personal viewing appointment!

Offers Over £134,995





## Property Description

This generously proportioned property has been well maintained throughout the current owners' period of ownership, providing prospective buyers with a beautifully maintained home. Ingress via an external staircase to the side of the property to the main front door.

Security storm doors cover the five panel glass door which allows access to the large open space downstairs hall leading to all principle apartments. Light and bright with matte cream walls and laminate flooring, a colour theme largely continues throughout the property. High ceilings and large picture windows feature heavily, further showcasing the munificent dimensions this unique abode has on offer.

To the front, the generously dimensioned living room is served by a triplicate bay window formation further enhancing the space on offer and affording open aspects. There is ample capacity for modern furnishings to include a dining suite if desired without compromising proportions, whilst alcove shelving ensures you have fabulous display storage to curate your cherished belongings. The lounge has a large walk in storage cupboard - complete with power supply, shelving and lighting, perfect for a home study area.

To the rear, a large dining kitchen has been planned and installed with care and attention to detail, with wall and floor cabinetry in gloss white topped with laminate worktops and tiled splashback. A stainless steel sink, mixer tap with drainer, Rangemaster cooker and space and servicing for a washing machine, dishwasher and free standing larder fridge freezer ensures the cook of the house has all the modern appliances they need to showcase their skills!

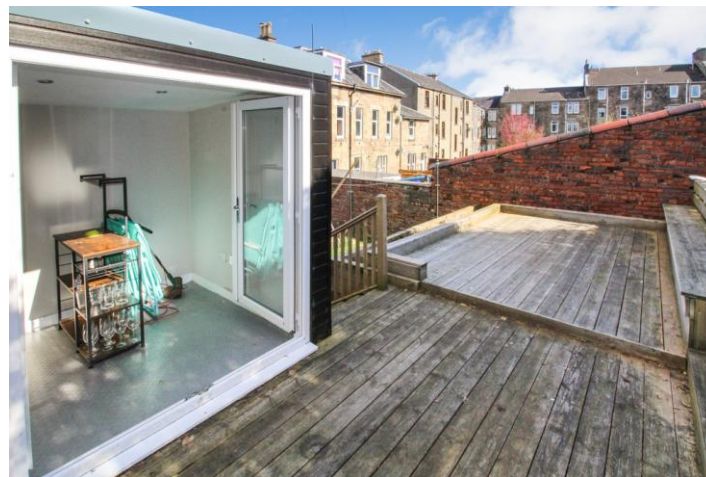






The large picture windows flood the space with natural light with porcelain floor tiling combining to add to the linear sense of space - there is also bonus ample room for a dining table for six people.

The master bedroom is positioned to the rear of the lower level - tastefully decorated and fitted with thick pile grey carpet. A family bathroom is also positioned on the lower level with white three piece suite, vanity unit, heated towel rail and thermostatically controlled rainfall shower, adding to the look and feel of a sanctuary - the ideal place for a relaxing soak after a long day!



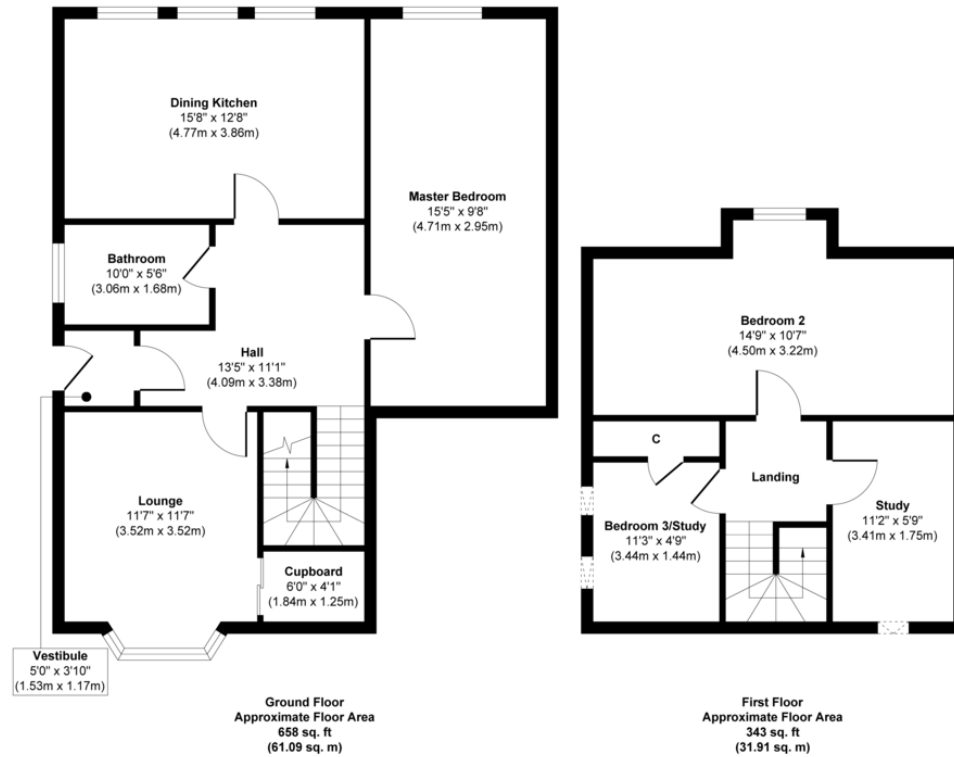
Upstairs there is a double bedroom and two study rooms / single rooms, all decorated in crisp white and fitted with laminate flooring. Two of the three rooms have unique eaves storage - perfect for modern lifestyles!

The rear gardens are south facing and accessed from the front / side - a wonderful space with large deck and lawn, giving a simple yet effective haven to relax in throughout the year. There are two eye catching summer houses - recently constructed these versatile rooms come with electrical provision and could be utilised as an office, playroom, entertaining spot or indeed as a place to enjoy the weather.



This is a completely distinctive, individually designed property set in a traditional sandstone backdrop really is a treat to behold and we would urge interested parties to contact our friendly sales team today to arrange your viewing!

**23 Brachelston Street, Greenock, PA16 9AE**



**Approx. Gross Internal Floor Area 1001 sq. ft / 93.00 sq. m**

Illustration for identification purposes only, measurements are approximate, not to scale.  
Produced by Elements Property

Nestled in a small enclave just off Inverkip Road in close proximity to a wealth of road and rail options, amenities, dining, leisure and shopping. This flat is ideally positioned for commuters with the M8 motorway network and Glasgow Airport a short car journey and bus routes to Glasgow City Centre on the doorstep.

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