



RESIDENCE

17 Moss Avenue, Linwood, PA3 3HG

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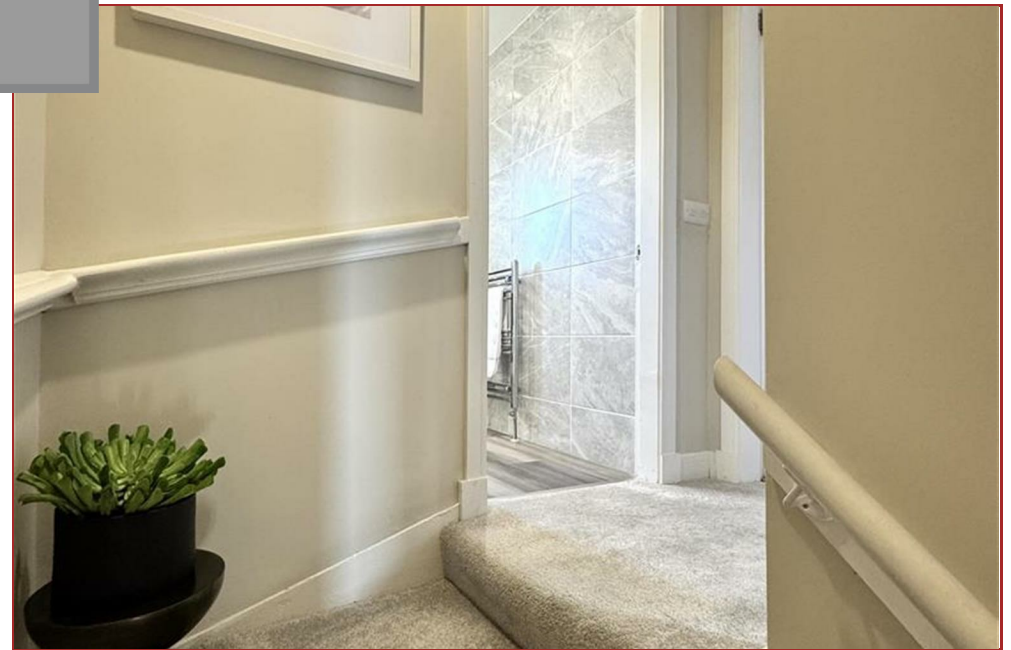


Viewing by appointment with Residence Hamilton

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RESIDENCE





2 Bedrooms | 1 Public Rooms | 1 Bathrooms

This immediately impressive two-bedroom mid-terrace villa is move-in ready and is sure to appeal to first-time buyers or those looking to downsize.

The home features a spacious layout across two levels, complemented by generous gardens to both the front and rear.

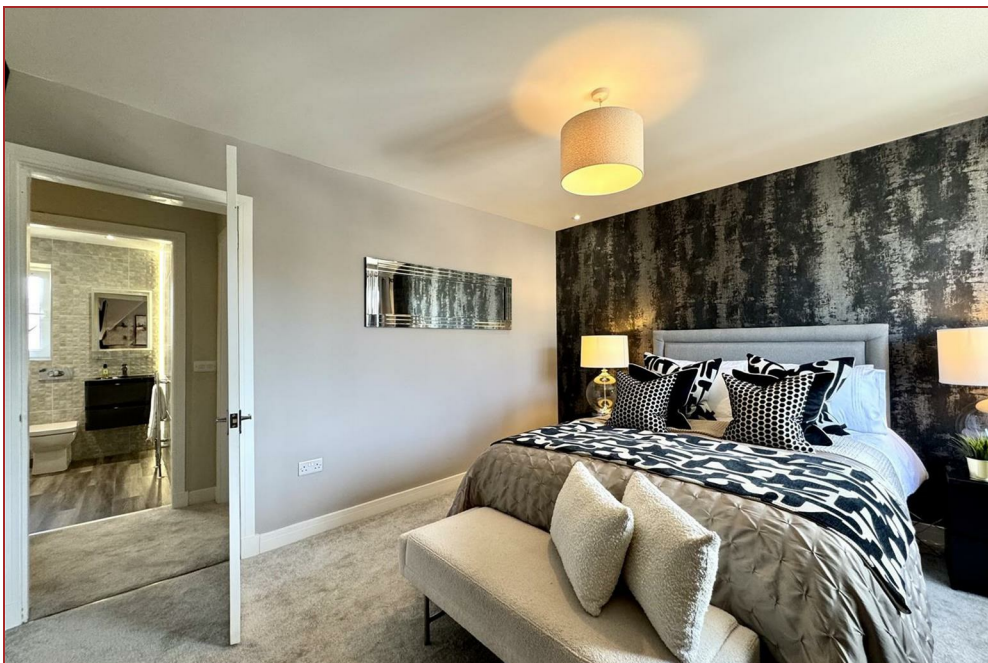
Internally, the property has been finished to a high standard, boasting fresh, neutral décor and stylish flooring throughout.

The accommodation comprises an entrance hall with staircase to the upper level, a spacious lounge with front-facing double-glazed windows, and a fitted kitchen with rear-facing windows and an external door leading to the gardens. Upstairs, there are two double bedrooms, both equipped with wardrobes, and a contemporary family bathroom featuring modern tiling and recessed lighting.

Additional features include gas central heating, double glazing, and well-maintained gardens to the front and rear—the latter divided into two separate sections.

Early viewing of this charming starter home is highly recommended.

Linwood offers a great range of amenities, including shops, supermarkets, schools, and excellent transport links. The nearby On-X sports centre, with its swimming pool, is just a short walk away. Regular bus and rail services provide convenient access throughout the area, including Paisley, Glasgow, and beyond. The M8 motorway is within a few miles, offering quick connections to Glasgow Airport, Braehead Shopping Centre, and Glasgow City Centre.



818.00 sq ft | EER = C



RESIDENCE





Moss Avenue



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements.

Produced by Plush Plans Ltd

We believe these details to be accurate; however, they do not form any part of a contract. Fixtures and fittings are not included unless specified in the enclosed. Photographs are for general information and it must not be inferred that any item is included for sale with the property. All distances and measurements are approximate. Floorplans may not be to scale and are for illustration purposes only.