



0.2, 2, TOBAGO STREET, , PA15 1PB



 neillclerk
ESTATE AGENTS



Description

This well presented two bedroom GROUND FLOOR FLAT enjoys a central location a short distance from the town centre. Lies convenient for a range of amenities, shops and bus/rail transport facilities. Offers an ideal rental investment opportunity and would also suit downsizers. Specification includes: double glazing and gas central heating. There is a communal rear drying area. The building is protected by a security entry door.

Bright accommodation comprises: Entrance Hallway by timber door. There is a front facing Lounge with two separate windows plus a mahogany style fireplace with marble surround and hearth. The fitted Kitchen features light oak style units, chrome style handles, grey toned marble effect work surfaces and splashback tiling/ Appliances include: stainless steel extractor hood, gas hob and electric oven, washing machine and integrated microwave.

There are two double sized Bedrooms offering wardrobe or cupboard storage. The Bathroom with rear window has a three piece suite comprising: bath with mixer shower, wc and pedestal wash hand basin.

Viewing is highly recommended. EPC = D.

Measurements

Entrance Hallway

Lounge

4.70m x 3.63m (15'5 x 11'11)

Kitchen

2.44m x 3.35m (8'0 x 11'0)

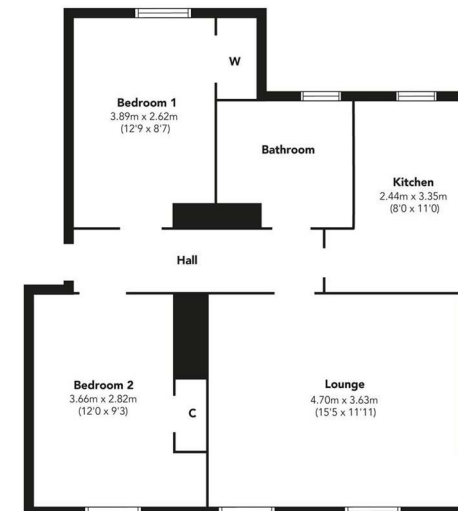
Bedroom 1

3.89m x 2.62m (12'9 x 8'7)

Bedroom 2

3.66m x 2.82m (12'0 x 9'3)

Bathroom



Floorplans are indicative only - not to scale
Produced by Plushplans 









The
next
step..



To view call 01475 888400. Speak to us 7 days a week until 11pm every day to book your viewing appointment.

House to sell or rent?

Call 01475 888400 to book your free market appraisal.

Require a solicitor?

Ask us to supply a free legal quotation from Neill Clerk & Murray, Solicitors.

www.neillclerkmurray.co.uk

Stay fully up-to-date by following Neill Clerk on:



**60 West Blackhall Street
Greenock
Renfrewshire
PA15 1UY**

t: 01475 888400

e: sales@neillclerk.co.uk

w: www.neillclerk.co.uk



Agents Notes:

These sales particulars are set out as a general outline only, issued in good faith, but do not constitute representations of fact and do not form part of any offer or contract. Any services, equipment, appliances, fittings or central heating systems have not been tested and no warranty is given or implied that these are in working order. All measurements are approximate and for guidance only.

Neither Neill Clerk Estate Agents nor any of its employees or agents has any authority to make or give any representation or warranty whatever in relation to this property.

Find all our properties at: [**rightmove**](#)  [**Zoopla**](#)  [**nTheMarket.com**](#) [**s1homes.com**](#)