



Patrickbank Crescent | Elderslie | Johnstone | PA5 9UG

Offers Over £395,000

moving

ESTATE AGENTS

Moving Estate Agents are delighted to welcome to the market Patrickbank Crescent.

This five/six-bedroom fantastic family home sits in a prominent position in this sought-after modern estate.

Property Description

This modern family home in Elderslie is presented in true walk-in condition.

The accommodation extends from a welcoming entrance vestibule through to the hallway. Directly from the hall to the left is the main lounge area, with a bay window providing lots of natural light and open outlooks, and a storage cupboard. The hall flows through to the rear sitting room with double patio doors giving access to the rear garden straight onto the decking area. Within the sitting area you will find the dining kitchen, which has a range of floor and wall-mounted units with contrasting worktops with a breakfasting bar. From the dining area, there is additional door access to the rear garden via the utility room. Completing the ground floor of the home is the wc, conveniently placed under the stairs, and to the rear, the dining room with bay window; this could easily be bedroom six.

On taking the stairs to the next level, you will find five good-sized bedrooms. The master bedroom & bedroom two benefit from their own modern en-suite and built-in walk-in mirrored storage. There are a further three good-sized bedrooms, all with built-in storage. Completing the family home is the modern family bathroom with a four-piece suite, a rolltop bath, and a full walk-in shower unit, all finished with a tiled splashback.

The property also benefits from Gas Central Heating, Double Glazing, a private front monoblock drive for three cars, a double garage, great storage throughout, open outlooks giving lots of natural light, and a private landscaped rear garden with a decked seated area giving that secluded private feel.

Patrickbank Crescent is well situated for local amenities nearby, with regular travel services to Paisley Town Centre and beyond. You are also a short distance to the Phoenix Retail Park with a host of shopping facilities and restaurants. The area is also popular with cyclists, runners, and walkers using the Forth and Clyde Canal ways.

Whilst we endeavour to provide as accurate information as possible our particulars are for reference only and should not form part of any contract or offer. Measurements are taken at the widest points and our floor plans may not be exactly to scale.

Please refer to the seller's commissioned professional Home Report for further information. The Home Report (Property Questionnaire) will indicate, to the best of the seller's knowledge, as to the supplied services to the property. Council Tax Band, Gas & Electricity. Planning proposals and any associated risks to the property can be found here.

