



**3, LAVEROCK
AVENUE, GREENOCK, PA15 4NF**





Description

Offering a stunning, upgraded family home this immaculately presented three bedroom DETACHED VILLA lies in sought after cul de sac location. Finished to an exacting standard with high quality, stylish detailing throughout. Benefits from solar panels to both the front and rear plus quality "Karndean" flooring.

Monoblock driveway provides essential off street parking for three cars. The garage has been subdivided to form a useful store and utility room. An enclosed landscaped rear garden features a paved patio and lawned plot perfect for enjoying on summer days plus, two stores.

Specification includes: double glazing, gas central heating and partially floored loft accessed by pull down ladder. Conveniently located for local schooling and transport facilities including Drumfrochar Road railway station with regular service to Glasgow ideal for commuters.

Immediately impressive apartments comprise: welcoming Hall by UPVC double glazed door. The rear facing airy Lounge/Dining Room features French door/window formation overlooking garden plus focal point media wall with log effect fire and TV. This is a great space for relaxing/entertaining. A front facing luxury Kitchen benefits from quality light oak style units and grained work surfaces. Appliances include: stainless steel chimney extractor hood, gas hob, electric oven and integrated dishwasher. The plumbed Utility Room includes a fridge/freezer.

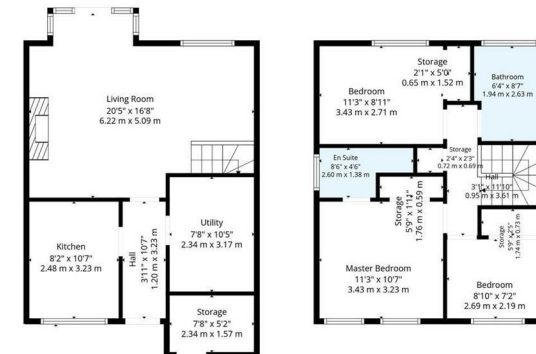
Stairs lead to Upper Landing with side window and cupboard. The Master Bedroom is front facing with fitted mirrored wardrobe. There is an Ensuite Shower Room with feature wash hand basin in white unit, wc and shower cubicle with chrome style shower. Additional benefits include: wall tiling and chrome heated towel rail. There are two further family Bedrooms both with fitted wardrobes.

The luxury Shower Room offers: vanity wash hand basin set in grey unit, wc and double sized shower cubicle plus wall tiling and vertical radiator.

Must be seen. EPC = B.

Measurements

Hall
 Lounge / Dining Room
 6.22m x 5.08m (20'5 x 16'8)
 Kitchen
 2.49m x 3.23m (8'2 x 10'7)
 Utility Room
 2.34m x 3.18m (7'8 x 10'5)
 Upper Landing
 Master Bedroom
 3.43m x 3.23m (11'3 x 10'7)
 Ensuite Shower Room
 Bedroom 2
 3.43m x 2.72m (11'3 x 8'11)
 Bedroom 3
 2.69m x 2.18m (8'10 x 7'2)
 Shower Room













The next step..



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