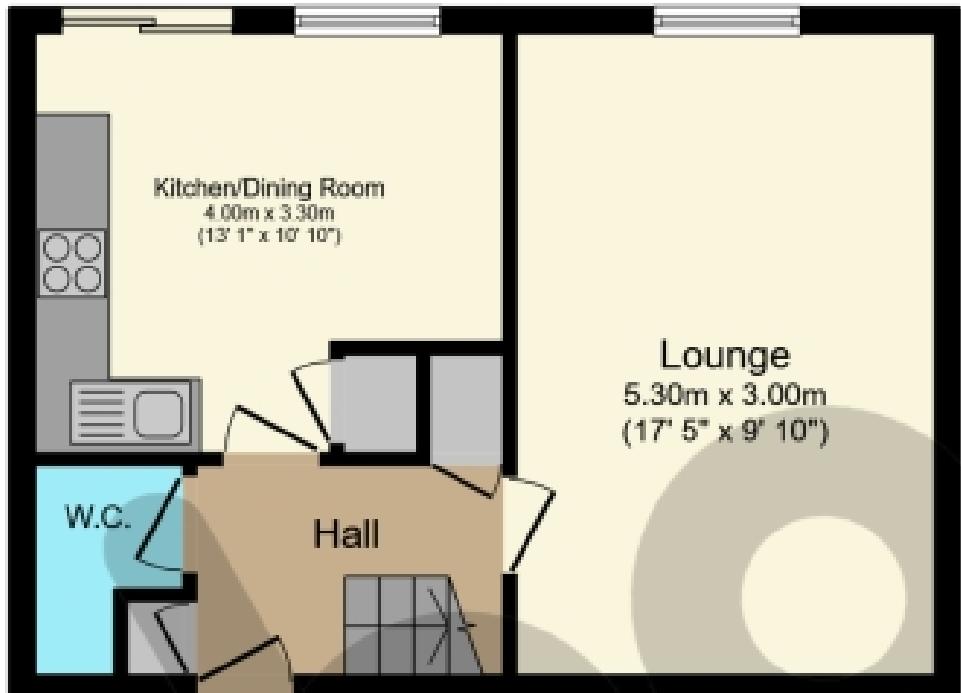




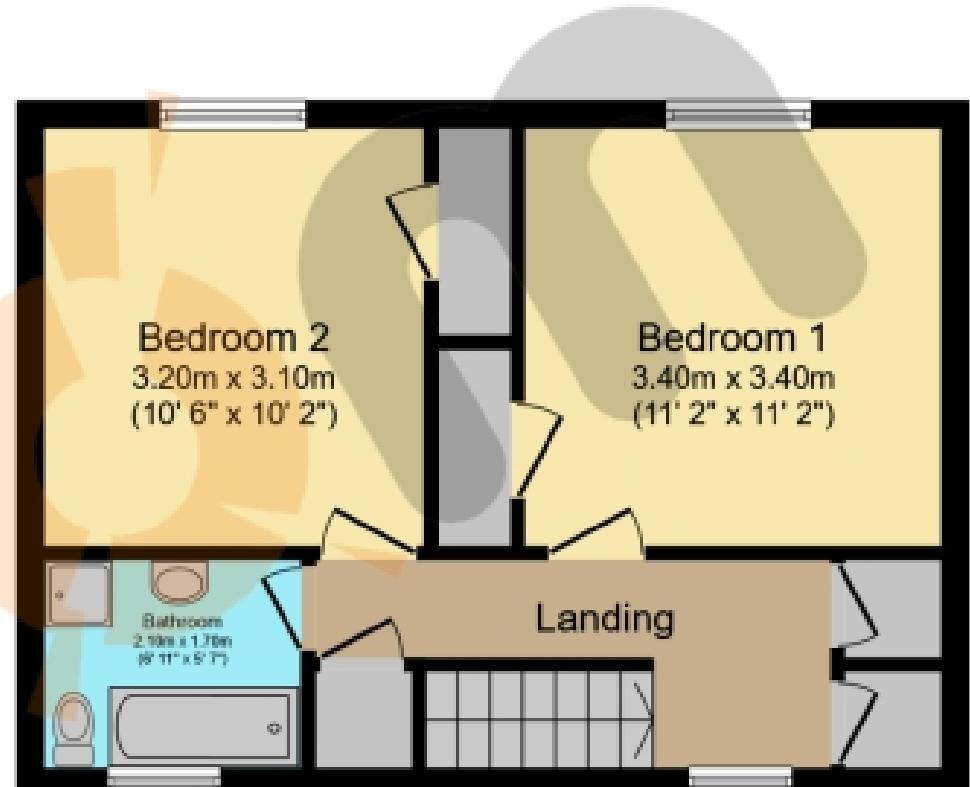
Macduff, Erskine

Offers Over £119,995





Ground Floor
Floor area 38.0 sq.m. (409 sq.ft.)



First Floor
Floor area 38.0 sq.m. (409 sq.ft.)

Total floor area: 76.0 sq.m. (818 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

THE PROPERTY

The property at Macduff offers a fantastic first-time purchase opportunity or family home thanks to its two large double bedrooms and a low-maintenance rear garden. The home is ideally placed in the Erskine locale with local amenities and transport links.

Walking into the property brings you to the entrance hallway, accessing all rooms on the ground floor. The stylish lounge boasts generous dimensions, allowing for plenty of furniture and décor throughout. Stylish décor pairs with plenty of natural light creating the ideal spot to relax and unwind with family.

The dining kitchen is bright and airy with glass sliding patio doors leading to the rear garden, allowing easy indoor-outdoor living. The kitchen boasts oak effect cabinetry paired with white marble effect countertops for a fashionable and efficient workspace. The generous dimensions allow plenty of space for a dining table, making it ideal for easy at-home dining or entertaining friends. The remaining room on the ground floor is the w.c., comprising of a w.c. and wash hand basin.

Ascending the stairs brings you to the two bedrooms and the family bathroom. Both bedrooms comfortably fit a double bed and benefit from built-in storage. The family bathroom features a bath, a wash hand basin, a W.C. and walk in shower cubicle.

To the back of the property is the fully enclosed rear garden accessed by the kitchen's patio doors. The garden is wonderfully low-maintenance with a sociable patio and lawn space, making it ideal for hosting BBQs in the summer.

The property further benefits from double glazing and gas central heating throughout.

This property is In-Situ Concrete construction. Mortgage availability may vary between lenders, and buyers are advised to check suitability with their chosen provider.

Erskine offers a host of local amenities, including a health centre, library, community hall and various shops which are only a short drive away. Erskine has fantastic commuter links. It is close to Bishopston Train Station, which has regular services to Glasgow Central and Greenock. The M8 Motorway offers easy access to Paisley, Glasgow International Airport and Braehead Shopping Centre. Erskine is only a 30-minute drive to Loch Lomond. Regular bus services to Glasgow, Renfrew and Paisley are also available.

WOULD YOU LIKE A FREE DETAILED VALUATION OF YOUR OWN PROPERTY?

TAKE ADVANTAGE OF OUR DECADES OF EXPERIENCE AND GET YOUR FREE PROPERTY VALUATION FROM OUR FRIENDLY AND APPROACHABLE TEAM. WE CUT THROUGH THE JARGON AND GIVE YOU SOLID ADVICE ON HOW AND WHEN TO SELL YOUR PROPERTY.

Viewing by appointment - please contact The Property Boom to arrange a viewing or for any further information and a copy of the Home Report. Any areas, measurements or distances quoted are approximate and floor Plans are only for illustration purposes and are not to scale.

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT.