

Wright  
& Crawford  
1906



Flat 0/2  
28 McKerrell Street  
Paisley  
PA1 1HX



**DISCLAIMER**

Whilst we endeavour to make these particulars as accurate as possible, they do not form part of any contract of offer, nor are guaranteed. Measurements are approximate and in most cases are taken with a digital/sonic-measuring device and are taken to the widest point. We have not tested the electricity, gas or water services or any appliances. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. If there is any part of this that you find misleading or simply wish clarification on any point, please contact our office immediately when we will endeavour to assist you in any way possible.

**LOCATION**

Paisley itself offers numerous shops, leisure facilities, primary and secondary schooling as well as Paisley Gilmour Street Train Station and regular bus links from Glasgow Road. Paisley provides easy access to Braehead Shopping Centre as well as the M8 motorway network giving access to Glasgow City Centre and Glasgow International Airport.

**ACCOMMODATION**

Wright and Crawford present a spacious traditional ground floor two bedroom property set within an attractive sandstone building. The accommodation is conveniently located for amenities and comprises of welcoming reception hallway off of which is the spacious lounge. The modern fitted kitchen offers ample storage and there are two double bedrooms both one of which features fitted wardrobes. The accommodation is completed by a modern fitted family shower room. There are two double bedrooms both of which feature free standing wardrobes. The property benefits from gas central heating, double glazing and a communal drying green to the rear of the property. In addition there is also parking available subject to local permits. Early viewing is highly recommended to fully appreciate the accommodation and location on offer.

**MEASUREMENTS**

ENTRANCE HALL	
SITTING ROOM	13'94 x 16'70
KITCHEN	9'63 x 10'34
BEDROOM ONE	9'80 x 14'10
BEDROOM TWO	10'27 x 12'65
SHOWER ROOM	

Council Tax Band B

EPC Band C

Factored Building.

**DATE OF ENTRY**

Negotiable

**VIEWING**

Wright & Crawford 0141-887-6211

