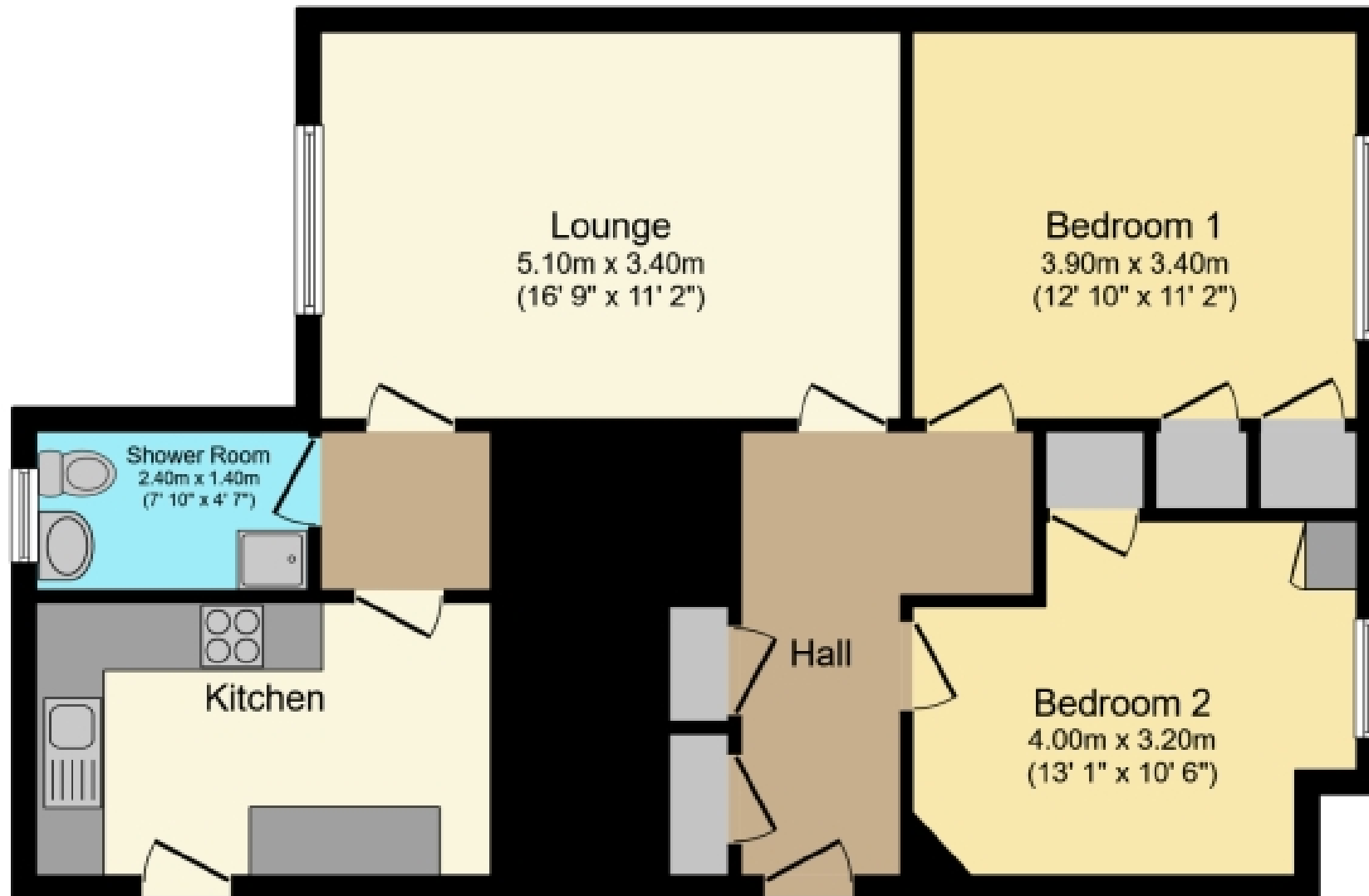




57 Falside Road, Paisley

Offers Over £99,995





Floor Plan

Floor area 76.7 m² (825 sq.ft.)

TOTAL: 76.7 m² (825 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

***DECEPTIVELY SPACIOUS GROUND LEVEL FLAT * EXCELLENT IN-BUILT STORAGE * PRIVATE FRONT & REAR GARDEN AREAS * NO ONWARD CHAIN * WALKING DISTANCE TO SHOPS & PUBLIC TRANSPORT *** Please contact your personal estate agents, The Property Boom for much more information and a copy of the home report. Located within the ever-popular Paisley locale, No.57 Falside Road is a fabulously affordable ground floor cottage offering spacious accommodation across one level. The home offers the perfect downsizing opportunity or first-time purchase, just a short walk from a host of amenities and public transport links.

To the front of the home is a fabulously low-maintenance private garden area, which is predominantly decorated with stone chipping and a paved walkway running parallel to the home. The home boasts two entrances that allow a seamless transition throughout the home on one level.

The family lounge holds impressive dimensions complimented by an abundance of natural light through double glazed window formation. The fitted kitchen holds ample wall and base mounted units alongside granite effect worktops for an efficient workspace. The kitchen further benefits from plentiful space for freestanding appliances where desired.

Within No.57 are two generously proportioned bedrooms, both holding excellent in-built storage solutions. Completing the property internally is a fully tiled shower room comprising of walk-in shower cubicle, W.C. and wash hand basin.

To the rear of the home is a mixture of private and communal garden sections, predominantly laid to lawn with a sociable patio area.

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The property is located within a short drive of Paisley Town centre and the University. There are fabulous local amenities, supermarkets, and shops all on the doorstep alongside public transport links to both Paisley Gilmour Street and Canal Street Station. Paisley has a great selection of local and town centre amenities including shops, supermarkets, schools and transport services. Bus and rail links give regular access throughout the area into Glasgow and further afield. The M8 motorway network is within a few miles and provides additional links to Glasgow Airport, Braehead Shopping Centre and Glasgow City Centre.

Viewing by appointment only - 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.

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