



16 Craigiehall Crescent, Erskine

Offers Over £205,995





Floor Plan

Total floor area 66.4 sq.m. (715 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

THE PROPERTY

**** NEW COMPETITIVE ASKING PRICE ** SOUGHT-AFTER LOCALE ** CHARMING CONSERVATORY ** EXTENSIVE DRIVEWAY ** DETACHED GARAGE ** LOW MAINTENANCE GARDENS ** EXCELLENT DOWNSIZING OPPORTUNITY ****. View in Person or Online. Please contact your personal estate agents, The Property Boom, for much more information and a copy of the Home Report.

Set within one of Erskine's most sought-after estates, No. 16 Craigiehall Crescent presents itself to the market as a seldom available home offering spacious and flexible accommodation on one level. This charming semi-detached bungalow is close to a host of local amenities, making for a fantastic downsizing opportunity or first-time purchase.

Immaculately presented from the outside-in, the front of the home boasts a manicured lawn section and extensive multi-car driveway leading to detached garage. Upon entering, you are welcomed through a bright and airy reception hallway, providing access to all rooms within the property. The lounge boasts impressive dimensions and is further complimented with neutral décor and an abundance of natural light, thanks to the large window formations.

The well-appointed kitchen holds an array white wall and base mounted units paired with contrasting granite-effect worktops, creating a fashionable and efficient workspace. Integrated appliances including a 4-ring gas hob, electric oven/grill, and fridge/freezer. Off the kitchen is the charming conservatory which offers a multitude of potential uses.

Within No. 16 are two generously proportioned double bedrooms, both boasting excellent in-built storage solutions. Completing the property internally is a pristine three-piece shower room comprising of walk-in shower cubicle, W.C. and wash hand basin.

The rear garden is fabulously low maintenance with a selection of paving, lawn, and decorative stone chips. The home further benefits from a detached garage, offering additional storage space for indoor/outdoor equipment.

This wonderful family home is set within one of Erskine's most sought-after addresses. Erskine itself offers a host of local amenities including a health centre, library, community hall and various shops which are only a 5-minute walk away. There are fantastic commuter links, and the nearby Bishopton Train Station provides 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.

For detailed information on schooling, please use The Property Boom's school catchment and performance tool on our website.

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. Thank you.

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www.thepropertyboom.com
70 West Regent Street, Glasgow, G2 2QZ
Tel: 0333 900 9089 / Email: smile@thepropertyboom.com