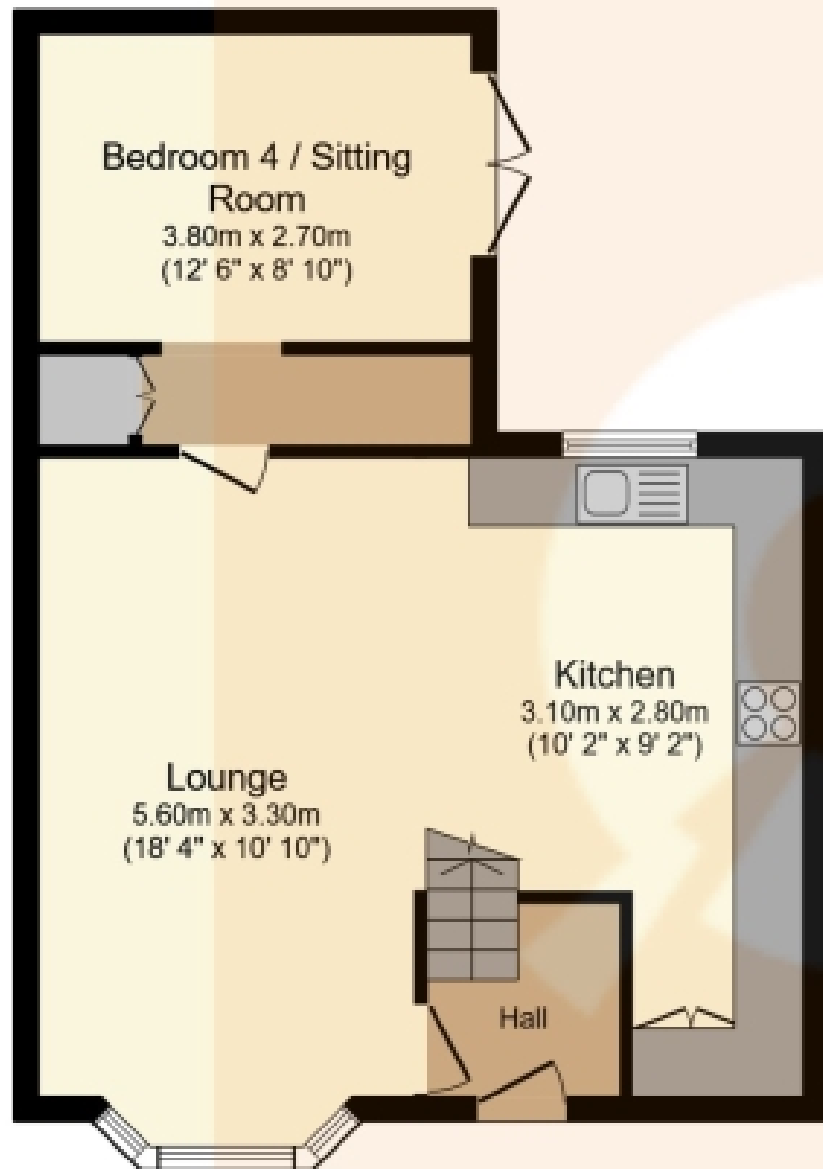




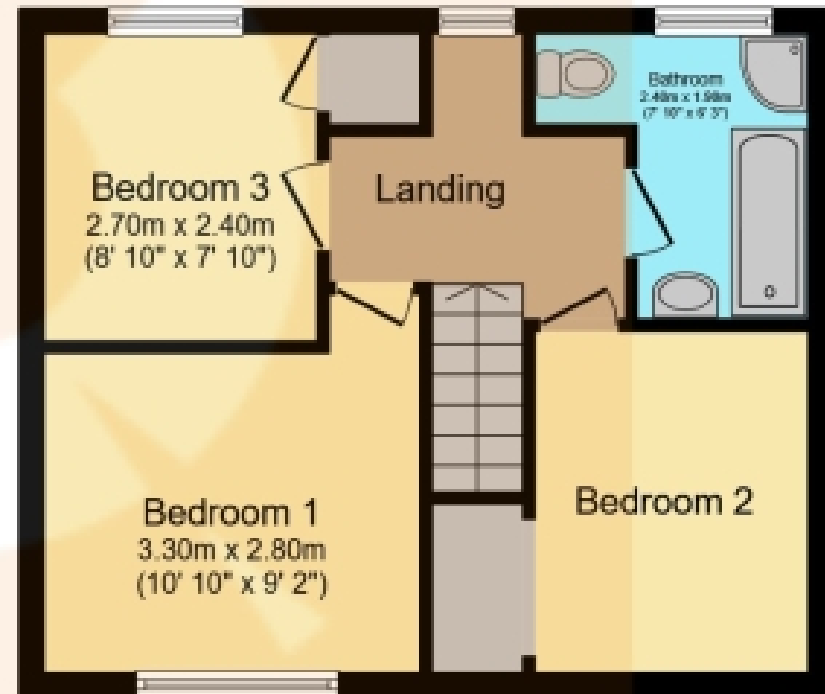
23 St. Andrews Drive, Gourock

Offers Over £239,995





Ground Floor



First Floor

Total floor area 89.9 sq.m. (967 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

**** BREATHTAKING VIEWS OVER RIVER CLYDE & COWAL PENINSULA ** NEW KITCHEN ** NEW BATHROOM ** RE-ROUGHCASTED ** NEW ROOF ** NEW GAS-CENTRAL HEATING & DOUBLE GLAZING ** DRIVEWAY & GARAGE ****. Please contact your personal estate agents, The Property Boom, for much for information and a copy of the Home Report.

Welcome to No. 23 St Andrews Drive, Gourrock and this truly exceptional semi-detached home which has undergone a complete transformation over recent years, offering a perfect blend of contemporary living as well as captivating views over the River Clyde and Cowal Peninsula. This fabulous home is presented in true walk-in condition, presenting the perfect opportunity for those seeking a stylish and comfortable family accommodation.

First impressions are everything and this property is no exception. Upon arrival, you'll observe that our clients have made various external enhancements, such as re-roughcasting the property, installing a new roof, and updating gutters and downpipes. The front of the home is impressively low maintenance, featuring a delightful decking area which offers breathtaking panoramic views of the River Clyde.

Entering the property, you're invited into the welcoming reception hallway, which gives access in the first instance to the spacious lounge. This space is a haven of comfort, boasting a charming newly installed log burner which fills the room with a cosy warmth, making it the perfect space to relax and unwind. The delightful bay window formation frames views which exceed any artwork, and the open-plan layout effortlessly blends a spacious dining area, extending to the recently installed kitchen.

The contemporary fitted kitchen is a masterclass of style and functionality. It features an array of sleek grey wall and base mounted units, beautifully complemented by contrasting worktops, creating a fashionable and efficient workspace. Integrated appliances include a 5-ring gas hob with extractor hood, electric oven/grill, dishwasher, and there is ample space for additional freestanding appliances. Completing the ground floor is a flexible rear extension which could function as a 4th bedroom, dining room, or any other space your family may require, with new double glazed patio doors giving direct access to the garden.

Venturing to the upper level, you'll discover three generously proportioned bedrooms, with Bedroom One and Bedroom Two offering the added luxury of captivating Clyde views. The upper level houses a new family bathroom which is ultra-modern in style, featuring a bath with overhead power shower, W.C., and wash-hand-basin. Contemporary fixtures and fittings can be found throughout.

The rear garden is a true gem, offering a tiered layout for a variety of activities and relaxation. The lower tier features a synthetic lawn for easy maintenance, with steps leading up to a sociable decking on the second tier - the perfect space for outdoor entertaining/dining alfresco. The top tier of the garden boasts a multi-car driveway and garage with new door, ensuring safe off-street parking.

The property boasts newly installed double glazing and gas-central heating which providing all rooms with a delightful warmth.

There are park and ride facilities allowing travel to both Largs and Wemyss Bay. This is just a short journey which affords you ferry access to The Cowal Peninsula, including Rothesay and Millport plus local access to the Dunoon Ferry is closeby.

The train service can also have you at Glasgow City Centre in less than an hour. The picturesque coastal town of Gourrock is a delightful place with local cafes, an eclectic range of shops and an outdoor swimming pool.

Properties of this calibre rarely come to the market, therefore, we would strongly advise an early viewing to avoid disappointment. 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.

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