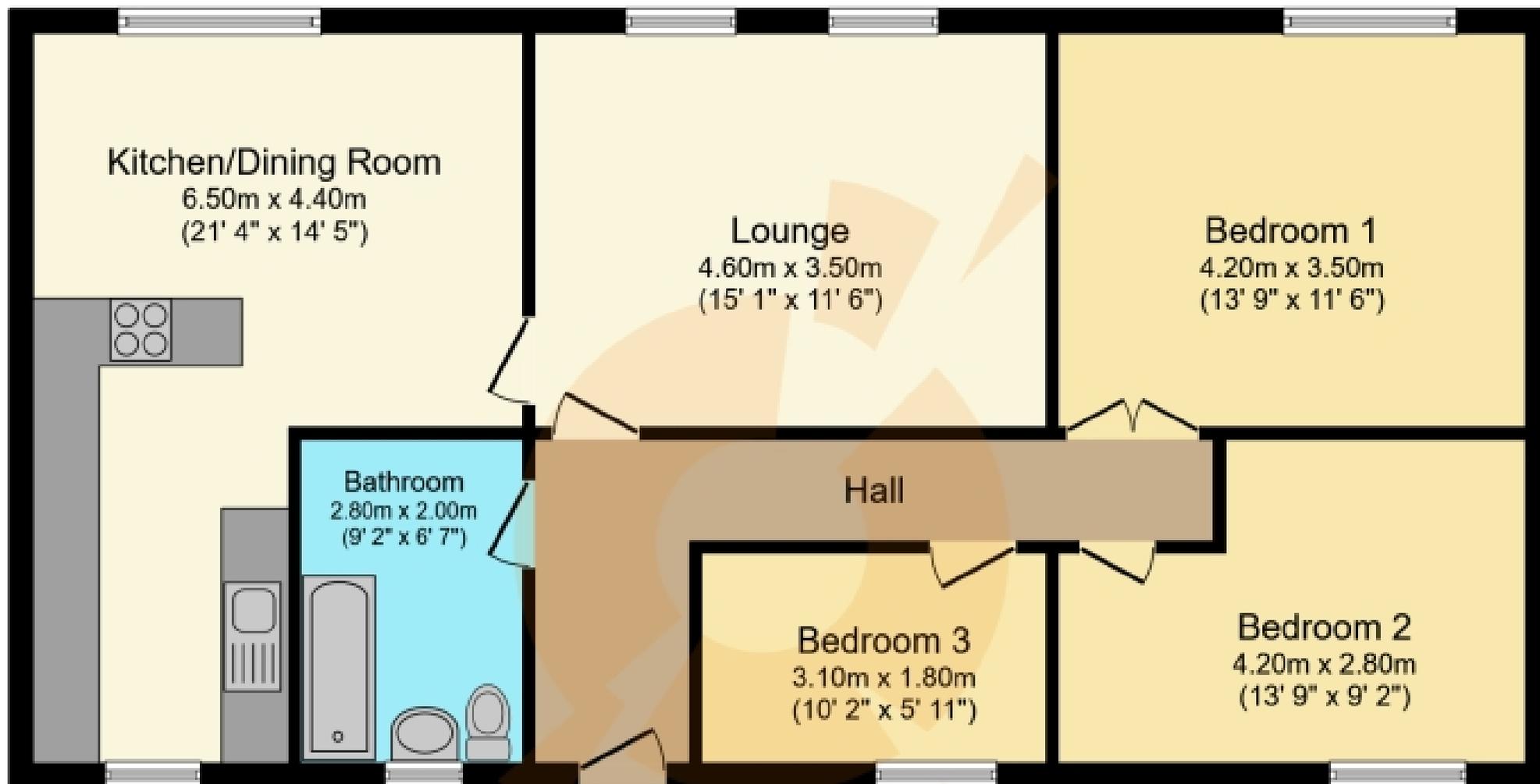




Low Barholm, Kilbarchan

Offers Over £175,000





Floor Plan

Floor area 87.1 m² (938 sq.ft.)

TOTAL: 87.1 m² (938 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

**** STUNNING BLEND OF CLASSIC & CONTEMPORARY * CHARACTER B-LISTED BUILDING * MODERN KITCHEN & BATHROOM * EXTENSIVE PRIVATE GARDEN & RAISED DECKING AREA * Please contact your personal estate agents, The Property Boom for much more information and a copy of the home report.**

Nestled in the highly sought-after village of Kilbarchan, No.14C Low Barholm is a charming top floor flat within a character B-Listed building. The home holds a stunning blend of classical charm & modern design to create a beautiful family home, close by to amenities, schools & public transport links.

A private staircase provides access to the top level where you'll be welcomed through an inviting reception hallway that sets the tone for the property within. The family lounge is decorated with neutral tones and oak effect flooring for a relaxing space to unwind. Both reception areas showcase traditional exposed ceiling beams to create a charming farmhouse feel.

The contemporary fitted kitchen boasts an array of white gloss wall and base mounted units, complimented by oak effect worktops for a stylish workspace. The kitchen holds a host of quality integrated appliances including a five-ring gas cooker, oven & fridge freezer as well as a delightful breakfasting bar. The generous dimensions offer a second sitting & dining area, completed with a traditional fireplace for a cosy warmth.

Within No.14C are three generously proportioned bedrooms, Bedroom One & Two both double bedrooms whilst Bedroom Three also offers a potential of a home office or dressing room if desired. Completing the home internally is an ultra-modern four-piece bathroom comprising of walk-in shower cubicle, bathtub, W.C. and wash hand basin as well as chic fixtures and fittings.

The rear of the home is sure to impress with its extensive private garden section; predominantly laid to lawn with a large raised decking area, surrounded by mature shrubbery and the sounds of the Kilbarchan Burn flowing from beneath.

Kilbarchan is a charming, historic conservation village offering a range of local shops and facilities, including an array of shopping options in nearby Johnstone. It's an ideal base for the commuting client, with easy access to the M8 motorway, Glasgow International Airport, Paisley, Braehead shopping centre, Glasgow city centre, and even the beautiful Ayrshire coastline. Plus, with a train station at Milliken Park and additional park and ride facilities available at Johnstone and Howwood, your daily commute couldn't be easier.

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.

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