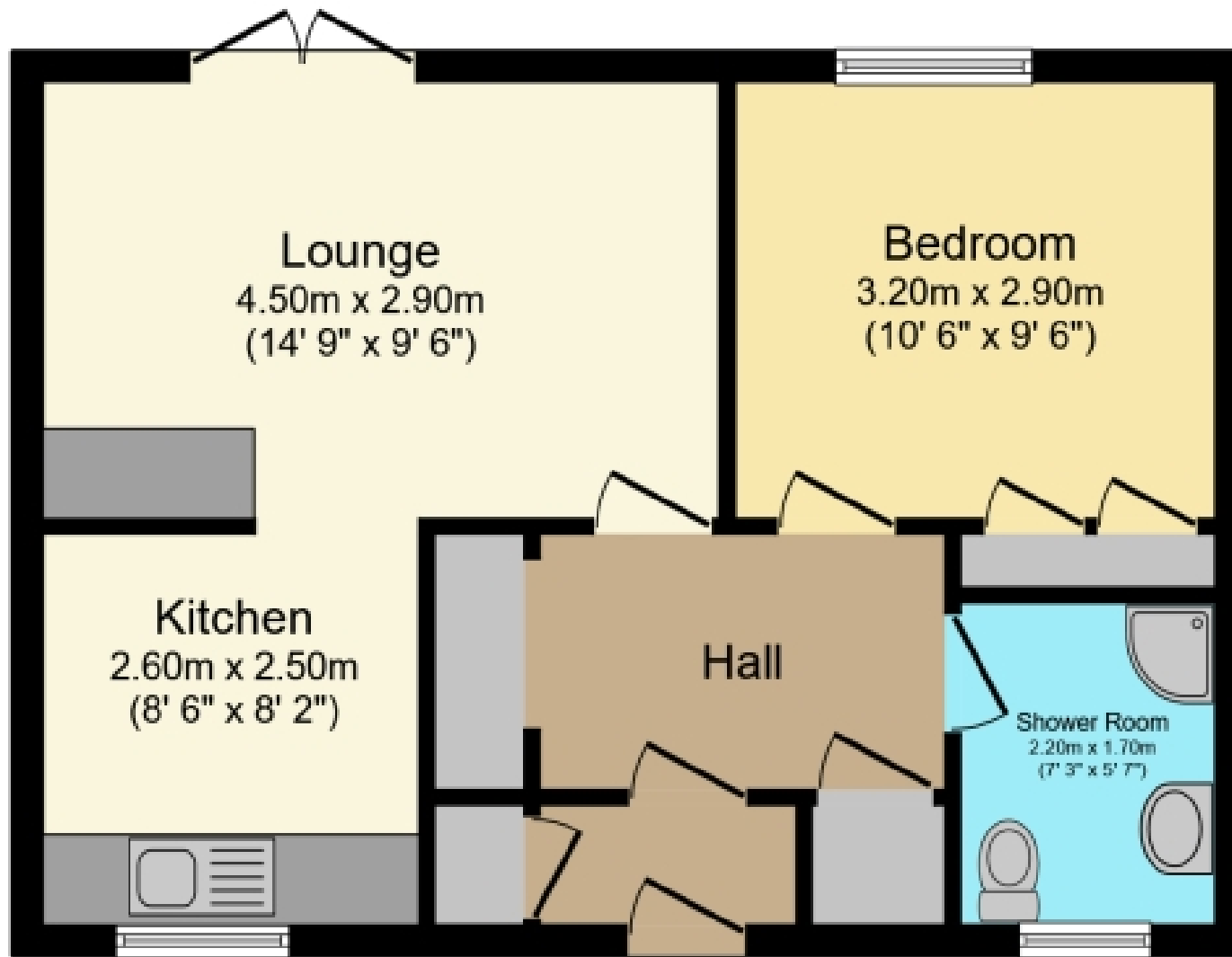




**9 Loudon Gardens, Johnstone**

**Offers Over £89,995**





## Floor Plan

Floor area 43.7 m<sup>2</sup> (470 sq.ft.)

**TOTAL: 43.7 m<sup>2</sup> (470 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](http://www.Propertybox.io)

## THE PROPERTY

**\*FABULOUS DOWNSIZING OPPORTUNITY \* GREAT LOCATION \* WALKING DISTANCE TO SUPERMARKETS & TRAIN STATION \* 15 MINS TO GLASGOW CITY CENTRE \***  
Please contact your personal estate agents, The Property Boom, for much more information and a copy of the Home Report.

Welcome to No. 9 Loudon Gardens and this seldom-available, semi-detached bungalow located within the ever-popular Johnstone locale. The property is ideally situated within walking distance to a host of amenities and public transport links which provide regular services to Glasgow City Centre in under 15 minutes.

Loudon Gardens has ample parking for both residents and visitors. Upon entering, you are welcomed into the reception hallway which holds plentiful in-built storage solutions.

The open-plan living design offers spacious accommodation, a sizeable lounge flows seamlessly into a fitted kitchen area, offering both wall and base mounted units with space for freestanding appliances where desired. The space is filled with an abundance of light thanks to chic French doors leading to the rear garden.

Within No.9 is a generous double bedroom further benefiting from sliding mirrored wardrobes.

Completing the home internally is a bright & airy shower room, comprising of walk-in shower cubicle, W.C. and wash hand basin.

To the rear of the home is a fully enclosed, predominantly laid to lawn and surrounded with mature shrubbery for added privacy.

Johnstone 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. For detailed information on the great local and independent 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.

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