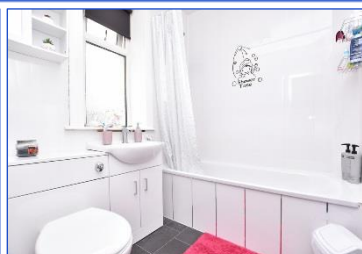
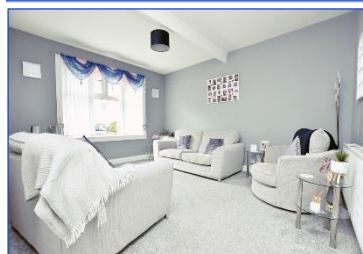




**BestMove**  
SCOTLAND



**BLAIR &  
BRYDEN**



Presented to the market in walk in condition this LOWER QUARTER VILLA offers great sized accommodation. GCH & DG. Private gardens and shared drying area. Hallway, lounge, kitchen, two double bedrooms & bathroom.

**42 BANNOCKBURN STREET, GREENOCK , PA16 9DE**

**OFFERS OVER: £87,500**

**Branch:** 4 Cathcart Square, Greenock, PA15 2BS

**Tel:** 01475 558420

**Email:** lswan@blair-bryden.co.uk

**rightmove**

**s1homes.com**

**Zoopla.co.uk**

Presented to the market in walk in condition this LOWER QUARTER VILLA offers great sized accommodation. gas central heating and double glazing throughout. Private gardens and shared drying area.

Welcoming hallway giving access to all accommodation. Two good sized storage cupboards. The lounge is located to the front of the property offering great-sized family living area. Modern decor with complementing flooring. Modern "L" shaped kitchen hosting a variety of wall and floor units providing ample work and storage space. Complementing work and floor surfaces. Gas hob, extractor and electric oven.

The property has two good sized double bedrooms both of which are to the rear. Tastefully decorated. Modern fitted bathroom with "wet wall" and complementing flooring comprising bath with shower over and vanity unit incorporating w.c. and wash hand basin. Chrome wall mounted heated towel rail.

Early viewing of the property is highly recommended to appreciate the accommodation on offer.

Well rated local schooling both at Primary and Secondary are within walking distance to the property together with transport.

#### ACCOMMODATION

Hallway - 3.81m(12'5")x1.01m(3'3")approx.  
Lounge - 4.43m(14'5")x3.93m(12'9")approx.  
Kitchen - 3.77m(12'4")x3.25m(10'7")approx.  
Bedroom one - 3.93m(12'9")x3.48m(11'4")approx.  
Bedroom two - 3.93m(12'9")x3.07m(10'1")approx.  
Bathroom - 2.01m(6'6")x1.77m(5'8")approx.

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The agent has Not tested any apparatus, equipment, fixture Or services And cannot verify that they are In working order Or fit For their purpose, neither has the agent checked the legal documents To verify the tenure Of the Property. The prospective purchasers are advised To obtain verification from their Solicitor Or Surveyor. The above particulars whilst carefully prepared are Not warranted And Do Not form part Of any contract Of sale. Interested parties should have their own solicitor note their interest With the selling agents In order that they may be informed If a closing Date Is Set For the receipt Of offers. The sellers Do Not bind themselves To accept the highest Or any offer.

#### SELLING

Do you have a Property To sell? Blair & Bryden (BestMove Scotland) can offer you a free valuation And advice On the sale Of your present Property. Should this be Of interest please ask For Linda Swan on 01475 788246 Or Harry Gray On 01475 558420.