



5, BOW ROAD, GREENOCK, PA16 7JF



The logo for neillclerk ESTATE AGENTS features a stylized house icon to the left of the company name. The name 'neillclerk' is in a blue, lowercase sans-serif font, with 'neill' and 'clerk' separated by a vertical line. Below the name, 'ESTATE AGENTS' is written in a smaller, uppercase sans-serif font. The entire logo is set against a white background within a light blue rectangular border.



## **Description**

Occupying a popular location this two bedroom LOWER QUARTER VILLA with private side entrance door is an ideal first time purchase or rental investment opportunity. A degree of internal upgrading and redecoration is required which is reflected in the asking price. Lies convenient for transport facilities and amenities. There is a private front garden, plus a communal rear drying green. Specification includes: gas central heating and double glazing.

Accommodation comprises: Entrance Hallway by UPVC double glazed door with two inbuilt cupboards. There is a front facing Lounge with inbuilt cupboard. The "L" shaped Kitchen has windows to the front and side (single glazed). There are maple style fitted units and grey toned marble effect work surfaces.

There are two double sized rear facing Bedrooms. The Shower Room with side window has a three piece suite comprising: wash hand basin, wc and double sized shower cubicle with chrome style shower. There is wet wall panelling and a chrome style heated towel rail.

Early inspection advised for this affordable home. EPC = D.

## **Measurements**

Hallway

Lounge

4.42m x 3.94m (14'6 x 12'11)

Kitchen (widest points)

4.42m x 3.94m (14'6 x 12'11)

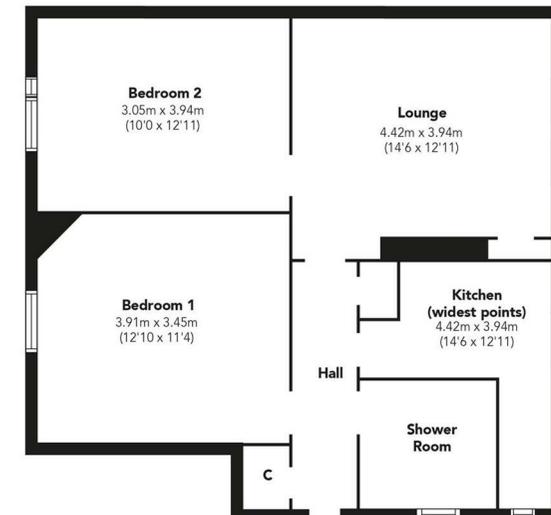
Bedroom 1

3.91m x 3.45m (12'10 x 11'4)

Bedroom 2

3.05m x 3.94m (10'0 x 12'11)

Shower Room



Floorplans are indicative only - not to scale  
Produced by Plushplans 









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**60 West Blackhall Street  
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