



59A, ESPLANADE, GREENOCK, PA16 7SE



ESPLANADE







Description

Occupying a prime Esplanade location this internally upgraded two bedroom ATTACHED COTTAGE CONVERSION enjoys enviable front views to the waterfront and River Clyde spanning from the Rosneath Peninsula to Helensburgh. During the last 12 months a new kitchen and bathroom have been installed. This bright home would suit a variety of buyers including downsizers who are keen to retain a private garden.

Access to the property is by a private gate from North Street with a paved path leading to the entrance door. There is an enclosed south facing private garden with paved patio and lawned plot. Specification includes: double glazing and gas central heating.

Accommodation comprises: Entrance Vestibule by double UPVC door leads in turn by further single glazed door to the long Hallway which features a utility cupboard and separate storage cupboard. The front facing Lounge benefits from windows to the front and side plus a shelved alcove. This room is ideal for watching the cruise liners pass by the window as arrive in and depart from Greenock.

The Kitchen offers a side window and recently refitted range of white high gloss units, marble style work surfaces and splashback tiling. There are two double sized Bedrooms. The 1st bedroom features French doors which provide direct access to the garden. The quality recently refitted Bathroom benefits from a side window and offers a three piece suite comprising: pedestal wash hand basin, wc and bath with chrome style shower. Specification also includes: partial wall tiling, shower screen and a chrome style heated towel rail.

Viewing is highly recommended for this rare opportunity to purchase a home of this style within this desirable waterfront location. EPC = D.



Measurements

Entrance Vestibule

Hallway

Lounge

3.15m x 5.61m (10'4 x 18'5)

Kitchen

1.98m x 3.58m (6'6 x 11'9)

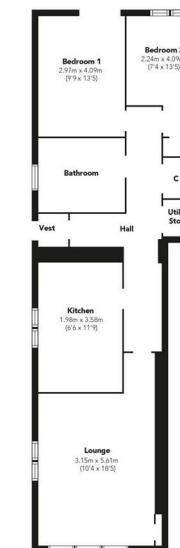
Bedroom 1

2.97m x 4.09m (9'9 x 13'5)

Bedroom 2

2.24m x 4.09m (7'4 x 13'5)

Bathroom



Floorplans are indicative only - not to scale
Produced by Plusplats A











Agents Notes:

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