



31, CARMICHAEL
STREET, GREENOCK, PA16 8QU



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ESTATE AGENTS



Description

Occupying a desirable prime West End location this traditional three bedroom SEMI DETACHED VILLA offers a character filled interior with period style stained glass, ornate features and internal doors. This property is a cash purchase and currently is not mortgageable. Offers an ideal project for a developer or builder to transform this into a fine family property. Extensive upgrading and modernisation is required which is reflected in the asking price. There is a south facing enclosed rear garden with paved patio and plots including a lawned area. The garden can be reached by doors from either the lounge or utility room.

A garage is accessed from Fox Street. In addition, there is a further plot of ground situated opposite the property across Carmichael Street with lawned plot and paved driveway for two cars. Specification includes: gas central heating and partial double glazing.

Family accommodation comprises: Hallway by stained glass single glazed door with feature single glazed porthole window and inbuilt cupboard. The Lounge features a three light single glazed leaded bay window, ornate fireplace with marble surround and living flame gas fire. There is a double glazed rear door with side panels leading to the rear garden. The Kitchen Diner has a three light bay window with beech style units, grey toned work surfaces and splashback tiling. There is a Utility Room with windows to the front and rear plus UPVC double glazed door side door.

Stairs lead to the Upper Landing with window to the front and inbuilt cupboard. There are two double sized Bedrooms and 3rd single Bedroom. The Bathroom offers a feature side window with Lyle Hill scene plus three piece suite comprising: pedestal wash hand basin, wc and sunken bath.

Viewing is highly recommended for this West End home with garage and driveway. EPC = D.

Measurements

Hallway

Lounge

3.40m x 5.49m (11'2 x 18'0)

Kitchen Diner

3.89m x 4.24m (12'9 x 13'11)

Utility Room

1.85m x 3.02m (6'1 x 9'11)

Upper Landing

Bedroom 1

3.81m x 3.40m (12'6 x 11'2)

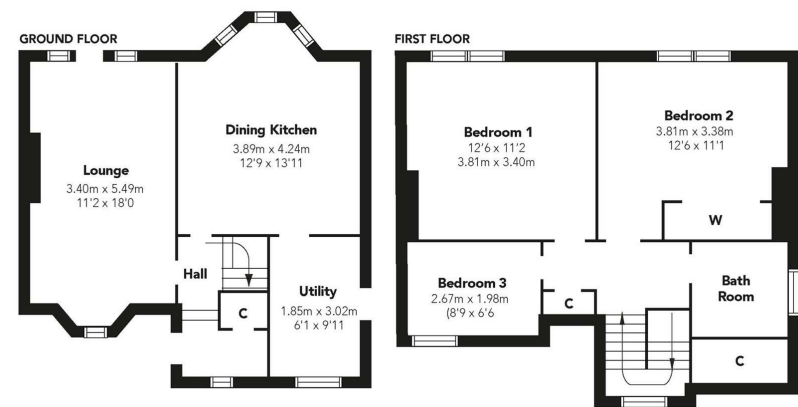
Bedroom 2

3.81m x 3.38m (12'6 x 11'1)

Bedroom 3

2.67m x 1.98m (8'9 x 6'6)

Bathroom



Floorplans are indicative only - not to scale
Produced by [Plushplans](#)











Agents Notes:

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