



The ideal property for those looking to put their own stamp on it.



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Part Exchange available. We are delighted to introduce to the market this spacious, but cosy one-bedroom flat which would be a super acquisition for either a first-time buyer or those downsizing. The flat has been designed to maximise the natural available light to create a modern ambience. The flat is in need of modernisation, but is perfect for those looking to put their own stamp on things. As one would expect, room dimensions are very fair and the accommodation has been arranged to offer both flexibility and individuality.

THE LOUNGE



On entering this property you walk into a hallway, which provides access to all rooms. The formal lounge, with a large picture window to the front aspect, floods the room with natural light. The kitchen includes a range of floor and wall mounted units with ample space for free-standing appliances.

THE KITCHEN





The master bedroom is a spacious room with a range of furniture configurations and space for additional free-standing furniture if required. The shower room completes the accommodation internally.

THE BEDROOM



THE SHOWER ROOM



Externally, there is a well maintained communal garden with on-street parking to the front of the property.

THE GARDEN



FLOOR PLAN, DIMENSIONS & MAP



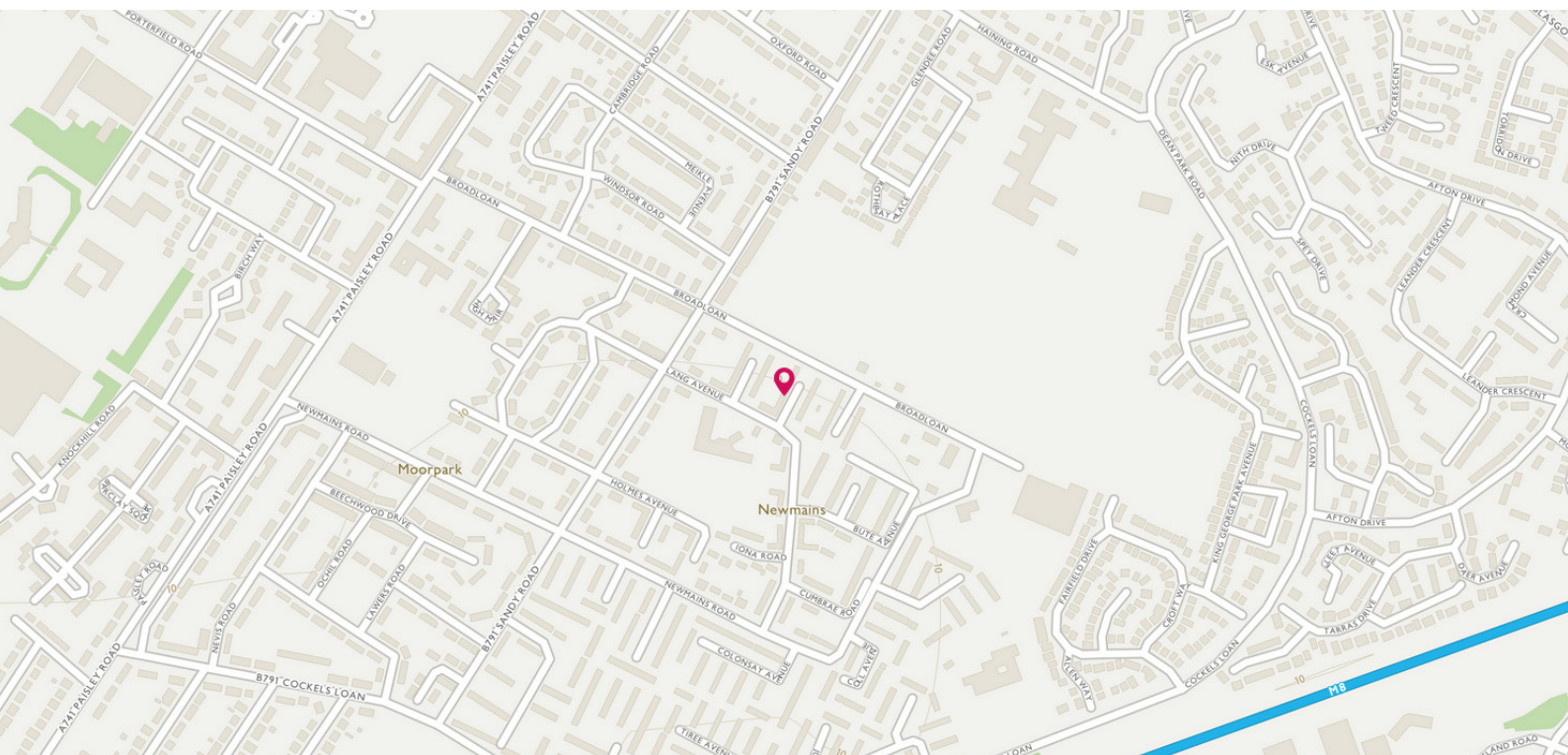
Approximate Dimensions (Taken from the widest point)

Gross internal floor area (m²): 47m²

Lounge	4.50m (14'9") x 3.30m (10'10")
Kitchen	3.30m (10'10") x 1.90m (6'3")
Bedroom	4.70m (15'5") x 3.10m (10'2")
Shower Room	1.90m (6'3") x 1.80m (5'11")

EPC Rating: D

Extras (Included in the sale): Carpets, floor coverings, light fixtures and fittings.



THE LOCATION

The property is situated in the sought after area of 'Arran Road' in Renfrew. The M8 Motorway intersects Renfrew and two junctions at Arkleston and Braehead which provide access to Renfrew with the neighbouring town of Paisley largely lying on the opposite side. Close by attractions are Braehead Shopping Centre and Leisure Complex, Xscape and David Llyod Club.





Renfrew is served with a frequent bus service offering regular services to Braehead, Erskine, Govan, Paisley, and Glasgow City centre. The property is close proximity to shops, pubs and cafes. Glasgow International Airport is also nearby and flights are daily to a number of domestic and international destinations.



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Part
Exchange
Available



THE SUNDAY TIMES
THE TIMES



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