

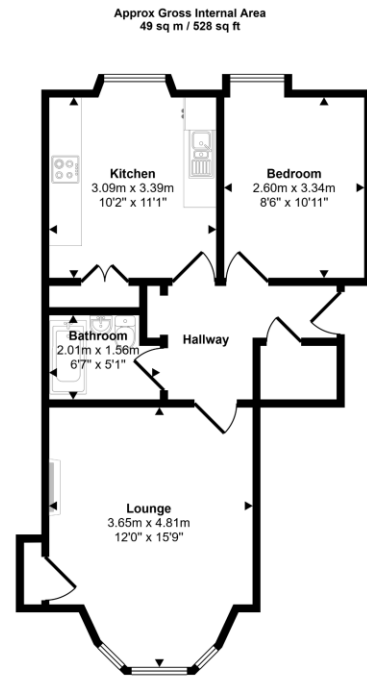
walker laird

solicitors and estate agents



1/3, 97 Glasgow Road,
Paisley, PA1 3LY

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Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	73 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Positioned on Glasgow Road in the amenity-rich East End of Paisley, this traditional blonde sandstone flat presents an excellent opportunity for buyers seeking a well-proportioned home with scope to modernise and add value.

The one-bedroom accommodation comprises a welcoming hallway with deep storage, a bright bay-window lounge, and a spacious dining kitchen fitted with units, oven, gas hob and extractor. The property further features a double bedroom and a partially tiled bathroom with white suite and electric shower.

Access is via a secure door entry system, and to the rear residents can enjoy a sizeable communal garden. Additional benefits include gas central heating and double glazing.

Glasgow Road is ideally situated for a wide range of local amenities including shops, Tesco supermarket, cafés, restaurants, pharmacies, dental and medical practices. Excellent transport links are close by, with convenient access to the M8 network and Hawkhead Train Station, while Braehead and Paisley town centre are just a short distance away offering extensive retail and leisure options.



VIEWING

Strictly by appointment with selling agents, by calling

OFFERS

All offers should be submitted to:
10 Canal Street, Renfrew, PA4 8QD
Telephone: 0141 886 5678 Fax: 0141 886 7327

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