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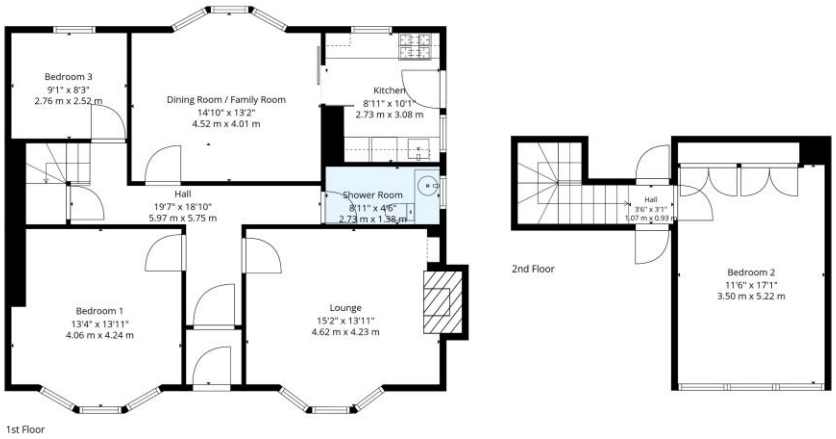
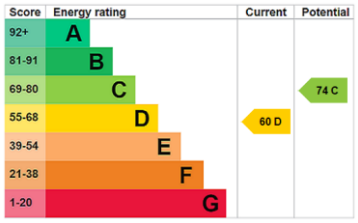
37 Avondale Drive, Paisley, Renfrewshire, PA1 3TN

walkerlaird.co.uk



TOTAL: 1210 sq. ft, 112 m2
1st floor: 939 sq. ft, 87 m2, 2nd floor: 271 sq. ft, 25 m2
EXCLUDED AREAS: FIREPLACE: 10 sq. ft, 1 m2, WALLS: 123 sq. ft, 12 m2



37 Avondale Drive is a traditional detached bungalow occupying a great plot backing onto Barshaw golf course in this highly sought after pocket of Paisley. The flexible, family size accommodation is formed over the ground and attic level with three bedrooms and two public rooms.

The accommodation on the lower level comprises: vestibule; hallway; bay window living room; rear facing bay window dining room; two bedrooms; kitchen featuring white gloss units, an oven, gas hob and extractor hood. There is also a tiled shower room with an electric shower. Upstairs there is a further generous double bedroom.

The property is served by gas central heating and is double glazed.

There is an impressive plot with mature gardens to the front and rear, mostly laid to lawn and enclosed at the rear. There is also a detached garage at the rear.

Paisley itself offers a wide variety of amenities including shopping, restaurants, bars and schooling at both Primary and Secondary levels. The nearby Glasgow Road offers many such amenities within walking distance, as is Barshaw Park. For the commuter the M8 Network and Hawkhead Train Station are easily accessible. Braehead is only a short distance away offering a further variety of retail and leisure activities.

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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Disclaimer - IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. Whilst every precaution has been taken to ensure accuracy, if there is any aspect which is critical to your interest or which you find misleading please contact us for further information. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes are taken with a laser tape measure, should not be relied upon for furnishing purposes and are approximate. Floor plans are for guidance only and illustration purposes only and may not be to scale.