



51 Strathmore Avenue
Paisley | PA1 3EE

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Offers Over £369,000



51 Strathmore Avenue, Ralston, Paisley, PA1 3EE

This spacious 4-bedroom bungalow located on Strathmore Avenue offers comfortable and flexible living, and generous garden grounds within one of Ralston's most prestigious addresses. The property is arranged over two levels, and enters on the ground floor by a foyer area and provides access to the main living areas. On the ground floor, the property enjoys two spacious living rooms, currently used as a living room and a family room. Both rooms are front facing and benefit from sectional windows allowing for an abundance of natural light to flood the rooms, and would each comfortably fit a sizeable sofa with associated furniture. The family room is completed with an electric fire to enjoy cosy family nights in. The fully fitted kitchen provides ample storage and counter space with access to the rear foyer leading to the rear gardens, and the dining area off is ideal for family dining. Bedroom one located on the ground floor is rear facing and offers onwads views of the private rear garden, fully fitted wardrobe units, and space for a double bed and associated storage. The family bathroom located on the ground level features full height white tiling to walls, white sanitaryware and walk in shower with wall-panel enclosure. On the upper floor, there are three well proportioned bedrooms comprising a master bedroom and two further bedrooms. The master bedroom and third bedroom are equipped with dormer projection windows, with the fourth bedroom facing to the rear. The upstairs accommodation is completed with a store room, which could potentially be used as a play room or home office space. The property boasts beautifully presented front and rear gardens, with the rear gardens enclosed on all sides and garage to the rear. The property specification includes Worcester gas fired boiler and UPVC double glazed window units. The property is a 5 minute walk from the illustrious Ralston Golf Club, and the tranquil gardens of Barshaw Park. Nearby Glasgow Road provides frequent and reliable bus services, and Crookston Train Station is just a short journey from this stunning family home. Further, the nearby M8 and M77 motorway networks allow for convenient travel to Glasgow City Centre and beyond.



All room measurements are taken at longest and widest points and are approximate:-

Ground Hallway: 3.78m x 4.05m

Living Room: 4.49m x 4.75m

Family Room: 3.91m x 4.75m

Kitchen: 3.27m x 2.79m

Dining Area: 2.81m x 2.32m

Bathroom: 2.25m x 2.02m

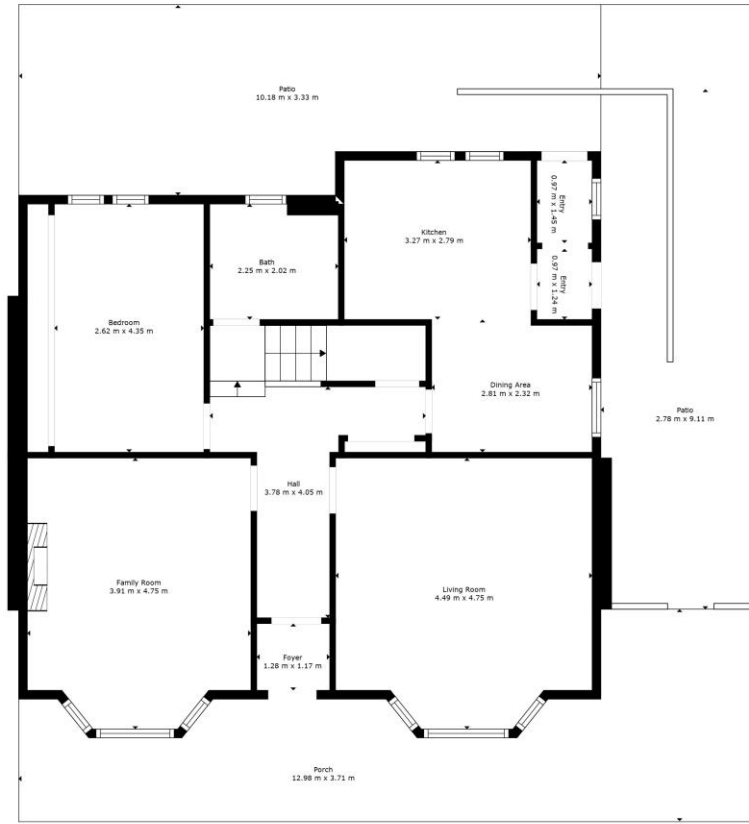
Ground Bedroom: 2.62m x 4.35m

Master Bedroom: 4.08m x 4.42m

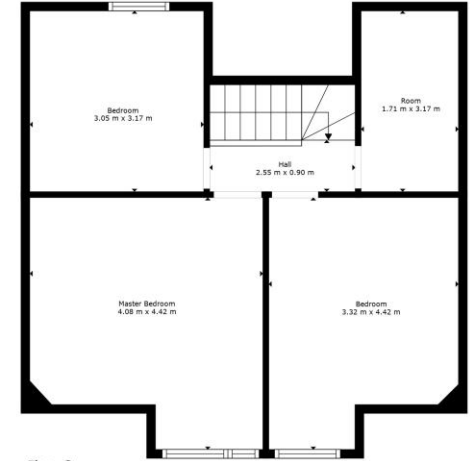
Bedroom 2: 3.32m x 4.42m

Bedroom 3: 3.05m x 3.17m

Store Room: 1.71m x 3.17m



Floor 1



Floor 2

Certificate Number :

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	55	66
39-54	E		
21-38	F		
1-20	G		



TOTAL: 128 m2
 FLOOR 1: 89 m2, FLOOR 2: 39 m2
 EXCLUDED AREAS: ENTRY: 1 m2, PORCH: 29 m2, PATIO: 60 m2,
 LOW CEILING: 11 m2

Floorplan Created By Procapture Media. Measurements Deemed Highly Reliable But Not Guaranteed.



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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