

# Kilmacolm

Gowanlea, Lochwinnoch Road



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Striking traditional detached villa offering modernised and contemporary accommodation over three storeys of eight principal apartments plus usual offices including high quality modern sanitary ware and a stylish fitted kitchen with appliances set within extensive corner gardens with extensive parking.

#### ■ **Property Description**

A substantial remodelled and modernised traditional detached villa positioned in extensive and private gardens in a central area of Kilmacolm.

Spacious and flexible accommodation with modern décor and high quality internal specification and finish.

The accommodation on the ground floor comprises of an entrance vestibule leading to a broad reception hallway with entry to; a modern WC, spacious lounge, family room, formal dining room, fitted dining size kitchen and a utility room.

The first floor has a broad central hallway with a master bedroom suite including a dressing room and en-suite shower room, two further double size bedrooms and a luxurious family bathroom.

The attic floor level contains two large double bedrooms both with entry to walk in dressing rooms leading into en-suite shower rooms.

In addition, the property has, modern gas fired central heating, double glazing and extensive private corner gardens which are fully enclosed to the rear including two sets of gates one of which has remote control entry.

The property also benefits from a private detached single garage and a substantial outbuilding providing further storage or development potential.



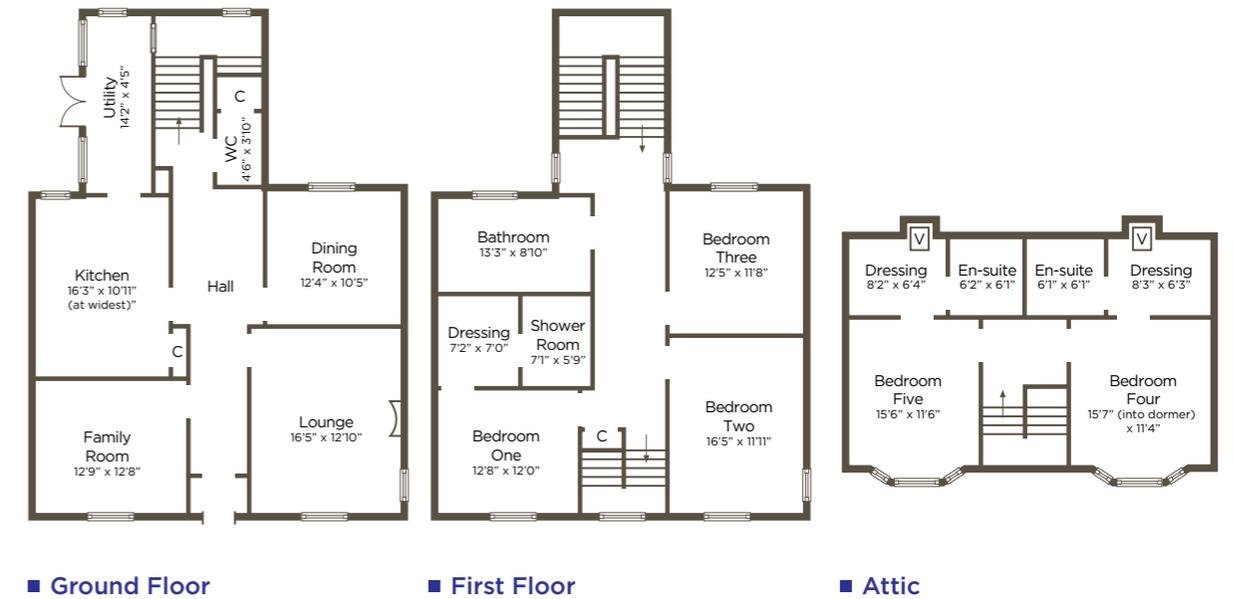


### Local Area

Kilmacolm is a highly sought after location within the heart of the Gryffe valley. The village offers a range of shops and facilities and is home to the prestigious St. Columba's School. For the commuting client Kilmacolm is a short distance from the A737 Johnstone bypass linking to the M8 motorway towards Glasgow International Airport and Glasgow city centre.

### Directions

From our Bridge of Weir office on Main Street proceed in a westerly direction travelling straight ahead at both sets of traffic lights and leave the village on Kilmacolm Road. Enter Kilmacolm on Bridge of Weir Road travelling to the village centre and turn left onto Lochwinnoch Road. Continue along here for some distance until Gowanlea can be found on the right hand side, driveway accessed on Castlehill Road.



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Gowanlea, Lochwinnoch Road, Kilmacolm, PA13 4DY



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