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11 GLENARTNEY, HOUSTON

3 | BEDROOMS 2 | BATHROOMS 2 | PUBLIC ROOMS

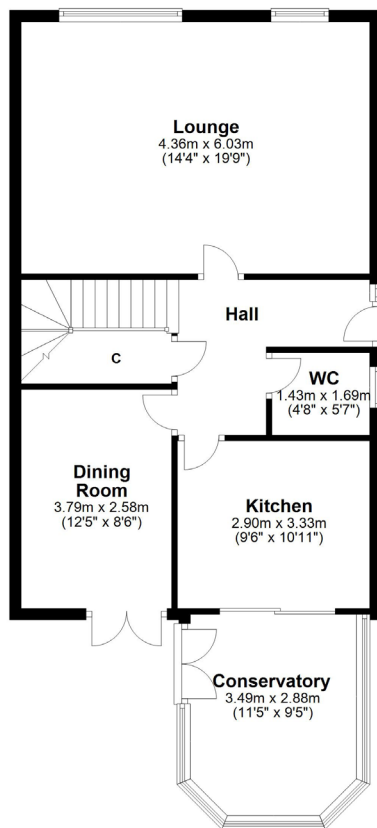
Impressive family accommodation within this stylish three-bedroom detached villa in a rarely available cul-de-sac setting within the village of Houston.

A charming home occupying a convenient location in a small residential cul-de-sac in the popular West Renfrewshire village of Houston. There is convenient access to the amenities in the original village of Houston, including the local Primary schools and Gryffe High School. Mature and well stocked gardens include a monoblock driveway leading to a detached single garage. The front gardens have display beds displaying a variety of shrubs and trees. The rear gardens are level with various display beds and a raised patio ideal for outside dining.

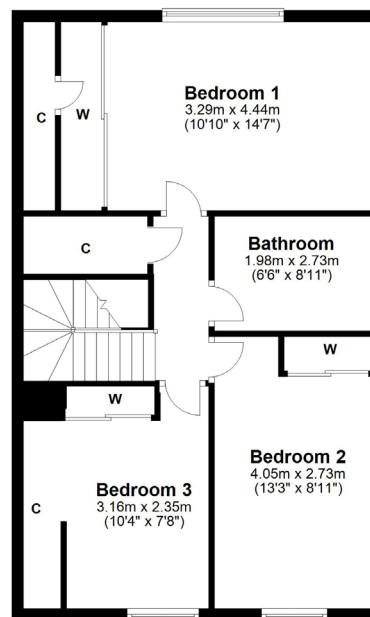
A lovely home that has been sympathetically modernised to provide comfortable family accommodation. There are new internal doors throughout the property, a replacement gas-fired central heating boiler and double glazing to external windows. The kitchen has been fitted with a range of modern white fronted furniture with granite worktop surfaces and a range of freestanding and integral appliances. There is modern sanitary ware within both the cloakroom/WC and first floor family bathroom. The family bathroom benefits from a four piece suite including a WC, wash hand basin, corner bath and separate shower area.

The accommodation comprises of an L-shaped reception hallway with stairs leading to the upper floor and a store cupboard below. The generously proportioned lounge extends to almost 20 feet in length with both a full height and additional window formation to the front and a fire surround with electric fire. There is oak flooring within the lounge and several ground floor apartments. The dining room has French doors leading to the rear garden. The fitted kitchen features a range of modern furniture and patio doors lead to the conservatory. The stair has a modern glass and timber balustrade and handrail. The principal bedroom has fitted wardrobes along one elevation with access to eaves storage behind. There are two further double sized bedrooms both with wardrobe storage and a stylish family bathroom with a modern four piece suite and complementary tiling. The attic provides additional storage space.

Ground Floor



First Floor





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LOCAL AREA & AMENITIES

The conservation village of Houston is popular with commuters with good road links via the A737 to the M8 motorway network. Johnstone railway station has regular services to Glasgow city centre and the Clyde coast. Houston has excellent local schooling at Nursery, Primary and Secondary levels including the sought after Gryffe High School. There are local shops with supermarkets located in Johnstone, Linwood and Braehead Retail Park. There are several golf courses in the local area, equestrian facilities at Ingliston, a bowling club and Strathgryffe Tennis, Squash and Fitness Centre.

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