



0/1, 9 CARRIAGEHILL DRIVE
PAISLEY

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4 | BEDROOMS

2 | BATHROOMS

1 | PUBLIC ROOM

A truly wonderful main door ground floor conversion boasting spacious and flexible accommodation and private gardens in this sought after pocket of Paisley.

Commanding a large plot within a prominent corner position in this very desirable pocket of Paisley is this striking traditional villa which has been converted into two properties. Offered for sale to the open market is the entire ground floor flat which offers very spacious and highly flexible accommodation and is accompanied by a generous share of the garden grounds making it perfect for young families, downsizers and young professionals alike. Whilst the property retains much of its original detail and charm, it has been upgraded to include modern conveniences including a new kitchen, modern bathroom and ensuite, a recently replaced roof and double glazing throughout.

The property is accessed via the original main door with the original storm doors opening into the entrance vestibule which features ornate floor tiling and access thereafter into the impressive reception hallway which is lined with hard wood flooring and featuring original ceiling detail. The lounge boasts an abundance of natural light from a large bay window formation and offers excellent space for living and dining furniture and features a stunning, intricately detailed timber fire surround with brass insert. An inner hallway provides access to the kitchen which has been recently upgraded and is fitted with stylish fitted cabinetry and contrasting Corian work top which acts as a breakfast bar too. There is a Belfast sink, a Rangemaster cooker and a range of quality integrated appliances including a dishwasher and wine fridge. There is a separate utility room which offers further space for free standing appliances and access to the rear garden.

The first of four bedrooms faces to the front and is a large double sized room, bedroom two is also comparable in size whilst bedroom three is at the rear of the property and has access to its own, fully tiled en suite shower room. Bedroom four is a single room which has also been used as a home office and studio.

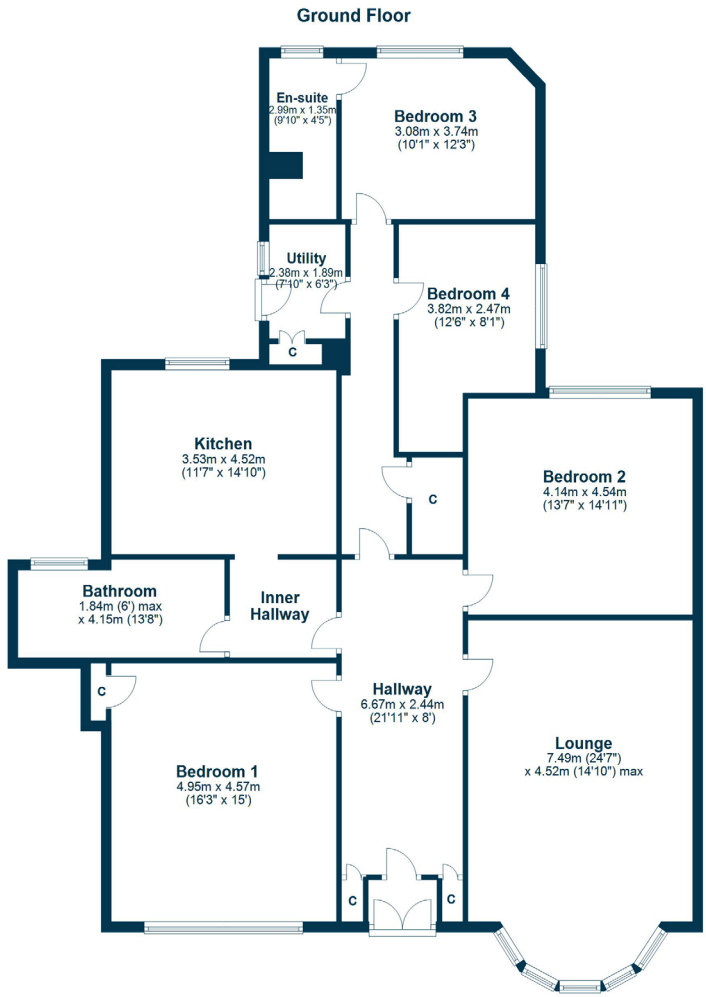
Completing the accommodation is the family bathroom which is fully tiled and has a large walk in shower, free standing bath, WC and wash hand basin.

The property is accompanied by extensive gravel driveway providing private parking to the front and rear. The majority of the back garden accompanies this flat and has areas of lawn and well stocked display and planting beds.









The historic town of Paisley has an excellent range of shopping, sporting facilities, transport links and the impressive Paisley Abbey. Regular mainline railway services to Glasgow City Centre and the Clyde coast. Connections to Glasgow International Airport and the M8 motorway. Paisley is home to the University of The West of Scotland and has established schooling in the local area. Gleniffer Braes has a variety of walks, Paisley Golf Club and stunning views toward the Campsie Hills.

BW2272 | Sat Nav: 0/1, 9 Carriagehill Drive, Paisley, PA2 6JG

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* All measurements and distances are approximate Floorplans are for illustration purposes and may not be to scale.



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Corum Bridge Of Weir
2 Windsor Place, Main Street, Bridge Of Weir, PA11 3AF

Tel: 01505 691 400

Email: bridgeofweir@corumproperty.co.uk

www.corumproperty.co.uk