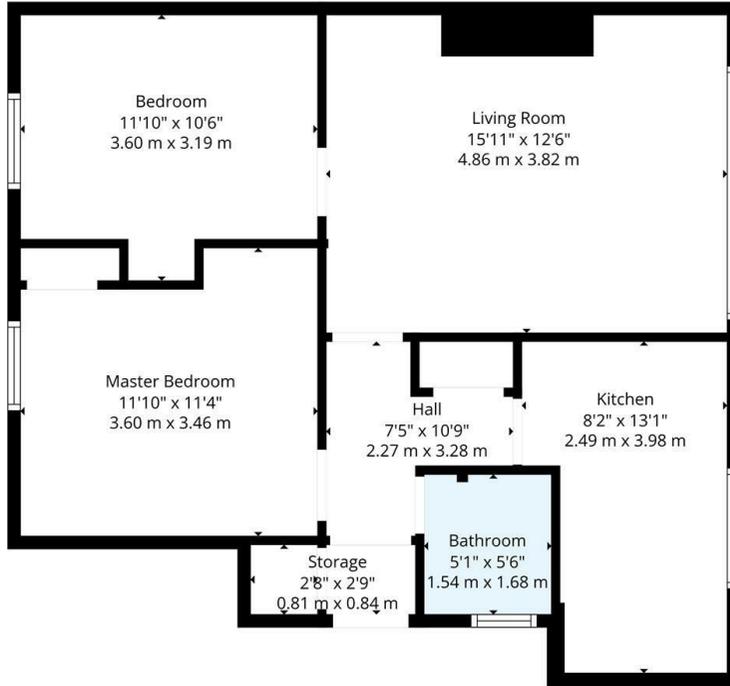




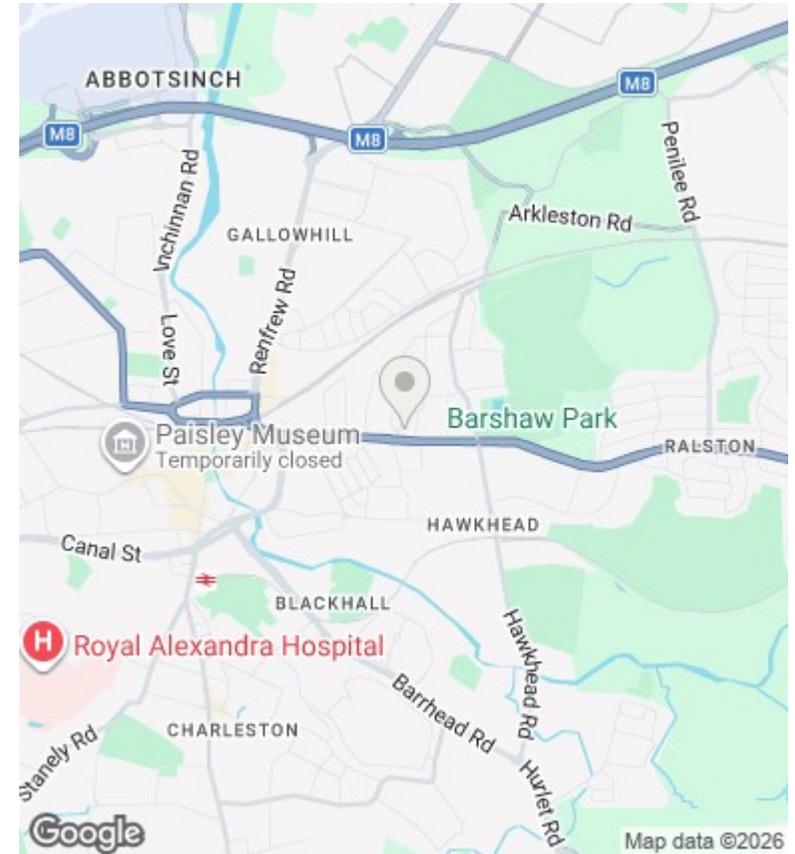
## 54 Kelburne Oval, Paisley, PA1 3SX

Offers Over £135,000

- Immaculately presented two bedroom lower cottage flat
- Bright and spacious Lounge
- Roof has been replaced by current owner
- South facing rear garden offering lots of privacy
- Modern Kitchen
- Double glazing and gas central heating
- Off Street parking via monoblock driveway to the front
- Modern Shower room
- EER Band C



**TOTAL: 643 sq. ft, 60 m<sup>2</sup>**  
 1st floor: 643 sq. ft, 60 m<sup>2</sup>  
 EXCLUDED AREAS: STORAGE: 7 sq. ft, 1 m<sup>2</sup>, WALLS: 55 sq. ft, 5 m<sup>2</sup>  
Floor Plan Created By Cubicase App. Measurements Deemed Highly Reliable But Not Guaranteed.



## Directions

## Viewings

Viewings by arrangement only. Call 01417262111 to make an appointment.

## Council Tax Band

## EPC Rating:

C

