



68 PEOCKLAND GARDENS
JOHNSTONE, PA5 8AZ



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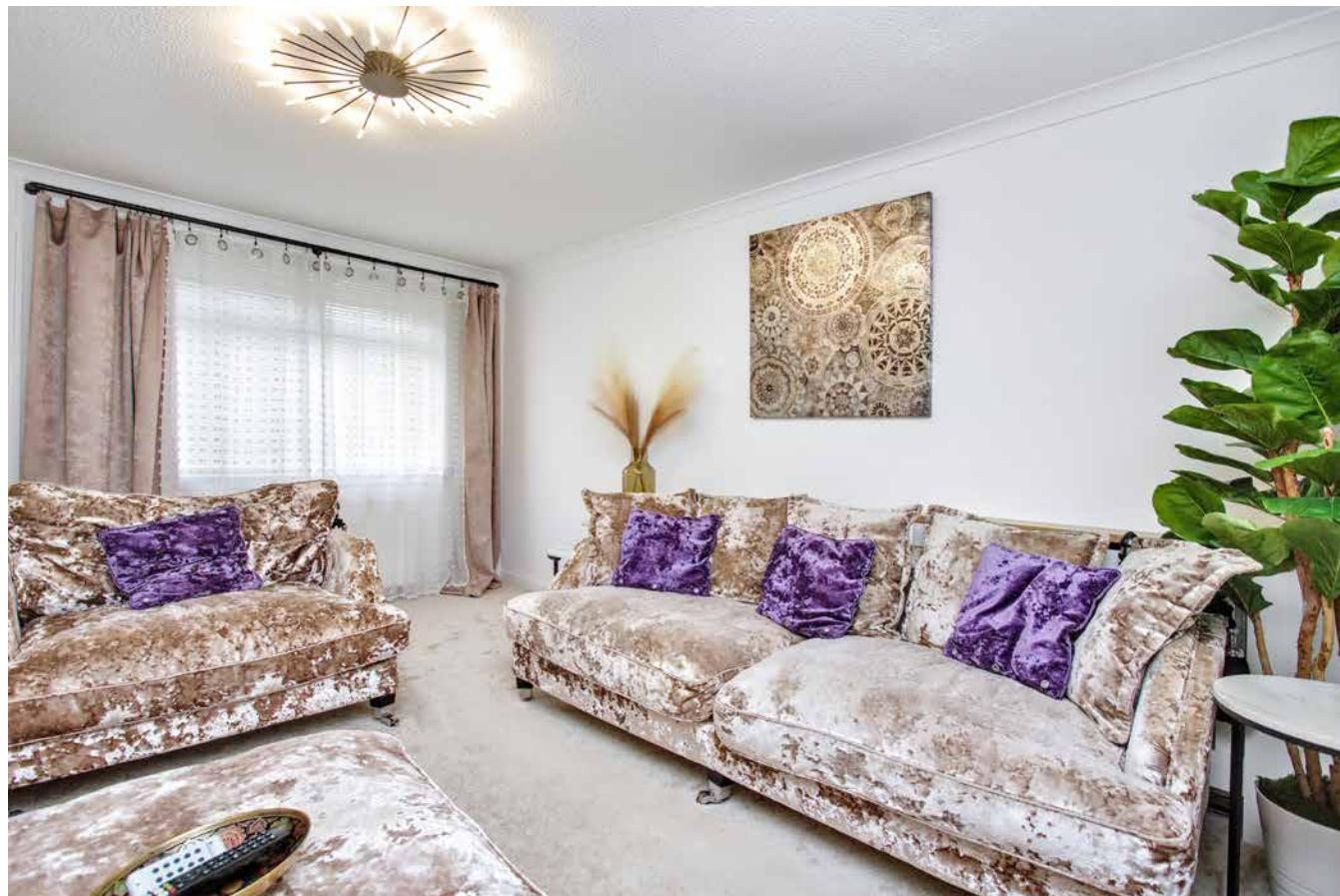
EPC
RATING



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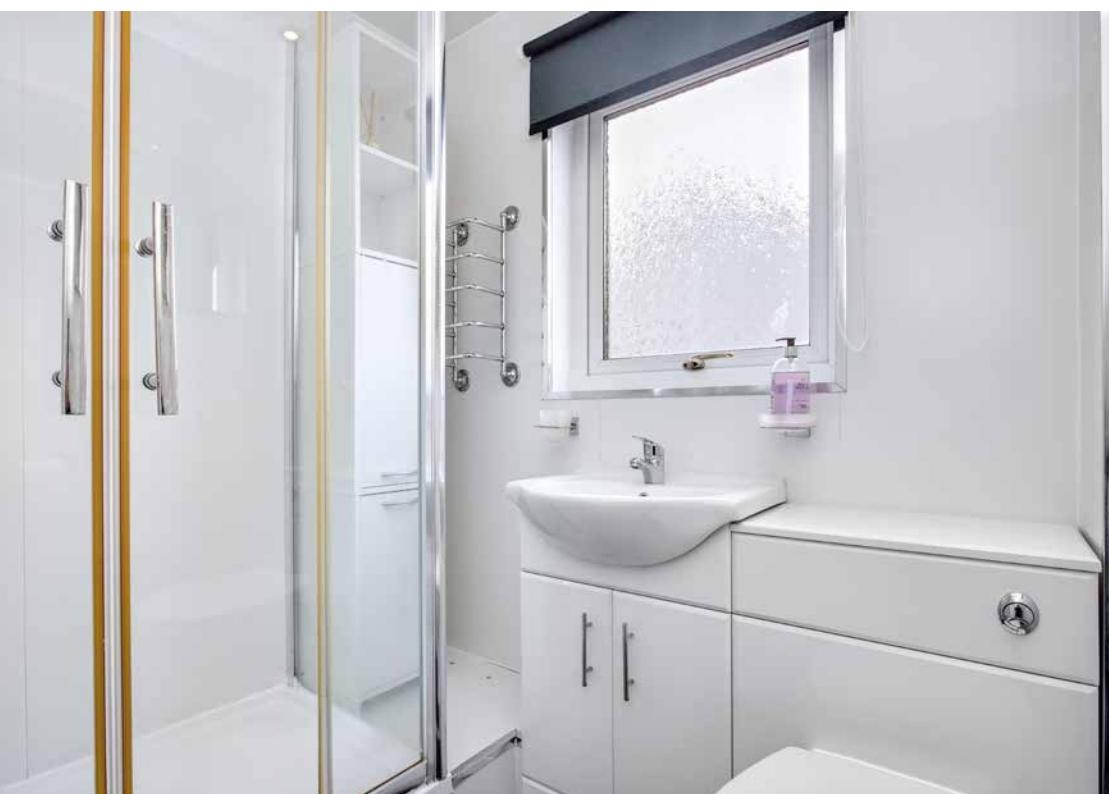


Set within an established residential neighbourhood in Johnstone, within commuting distance of Glasgow, this attractive two-bedroom semi-detached house offers bright, well-presented accommodation with private gardens and driveway parking. The home features an entrance porch leading to a sunny and spacious living room with a fireplace, which opens into an attractive breakfasting kitchen with direct garden access. Upstairs, there is a landing with storage, a sun-filled main bedroom with a fitted mirrored wardrobe, a versatile second double bedroom, and a modern shower room with vanity storage. Additionally, the property is conveniently located near parks, shops, a primary school, and excellent bus and rail connections.

Extras: All fitted floor and window coverings, light fittings, and integrated appliances are included in the sale.

FEATURES

- Semi-detached house in Johnstone
- Part of an established neighbourhood
- Entrance porch
- Sunny living room with a fireplace
- Modern breakfasting kitchen with garden access
- Landing with storage
- Sun-filled main bedroom with a wardrobe
- Second double bedroom
- Three-piece shower room
- Private gardens, enclosed to the rear
- Private driveway parking
- Gas central heating & double glazing





OFFERS TO:
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HOUSE SALES

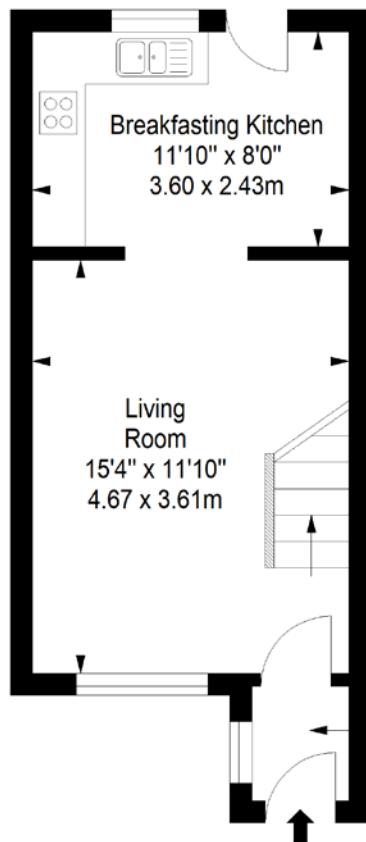
If you have a house to sell, we provide free pre-sales advice, including valuation. We will visit your home and discuss in detail all aspects of selling and buying, including costs and marketing strategy, and will explain GSB Properties' comprehensive services.

1. While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.
2. Interested parties are advised to note interest through their solicitor as soon as possible in order to be kept informed should a Closing Date be set. The seller will not be bound to accept the highest or any offer.

FLOORPLAN

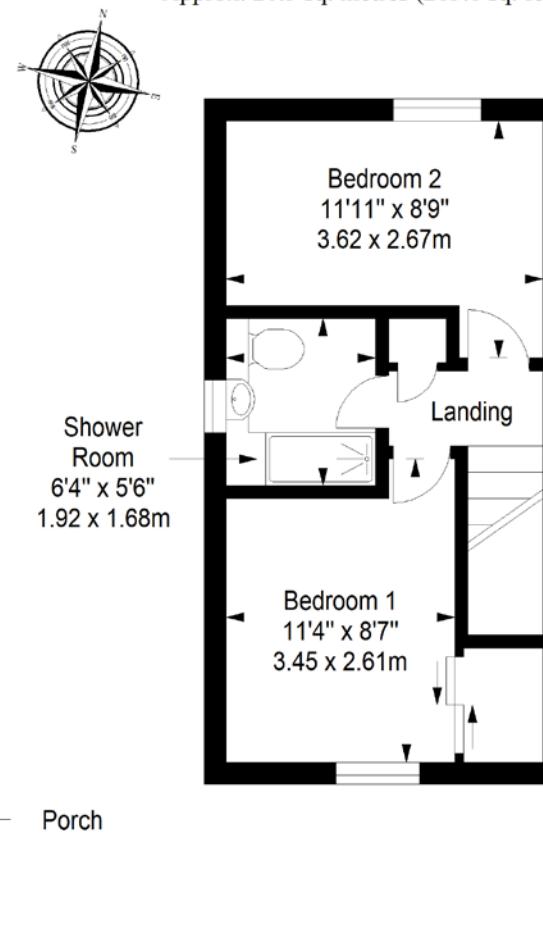
Ground Floor

Approx. 28.0 sq. metres (301.4 sq. feet)



First Floor

Approx. 26.3 sq. metres (283.1 sq. feet)



Total area: approx. 54.3 sq. metres (584.5 sq. feet)