











# 3 bedroom semi-detached house for sale, Banff Road, Greenock, Inverclyde PA16 (77



Location **Scotland, Dunbartonshire**  
<https://www.freedasz.co.uk/x-161802-z>

This beautifully presented semi detached villa is situated within a popular residential area of Greenock and occupies an enviable position by backing onto the local countryside. The property offers excellent family accommodation whilst sitting in generously proportioned garden grounds as well as providing extensive off road parking. The accommodation extends to an entrance porch leading to the hallway and thereafter into a spacious lounge/ dining room with a doorway into the enclosed rear garden. The superb dining kitchen offers ample storage and adjacent to the kitchen is the utility area with access out into the side aspect of the property. On the upper level there are three bedrooms and a modern fitted family bathroom. The specification of the property includes gas central heating, double glazing, loft and cavity wall insulation with exceptionally well maintained gardens to the front and rear. In addition the rear garden also includes a shed with power as well as outdoor power sockets. The town of Greenock has a wide range of local amenities including high-street shopping, with several supermarkets and established schooling at both primary and secondary levels. Recreational amenities include several sports centres and 'The Waterfront Centre' swimming pool, ice rink and gym. There are a range of golf clubs within the local area as well as modern yacht marinas in Greenock and Inverkip. In addition there are several railway stations, offering access to Glasgow Central and the area is well served by local bus routes. EER - Band D Semi det villa set in generous garden grounds and benefiting from a substantial driveway. Entrance porch, hall, lounge/din rm, din kit, utility rm, 3 bedrms, bathrm. D/G, GCH. EER Band D Entrance Porch Hallway lounge/dining room 18'4" x 11'2" (5.59m x 3.4m). Dining Kitchen 12'1" x 9'3" (3.68m x 2.82m). Utility Room 8'7" x 5'10" (2.62m x 1.78m). Bedroom One 14'1" x 9'5" (4.3m x 2.87m). Bedroom Two 14'4" x 8'1" (4.37m x 2.46m). Bedroom Three 12'6" x 5'10" (3.8m x 1.78m). Bathroom 8'9" x 5'5" (2.67m x 1).

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