

3 Bedrooms

House

Offers Over

£149,995

Located in

Clydebank



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# 117 Mountblow Road

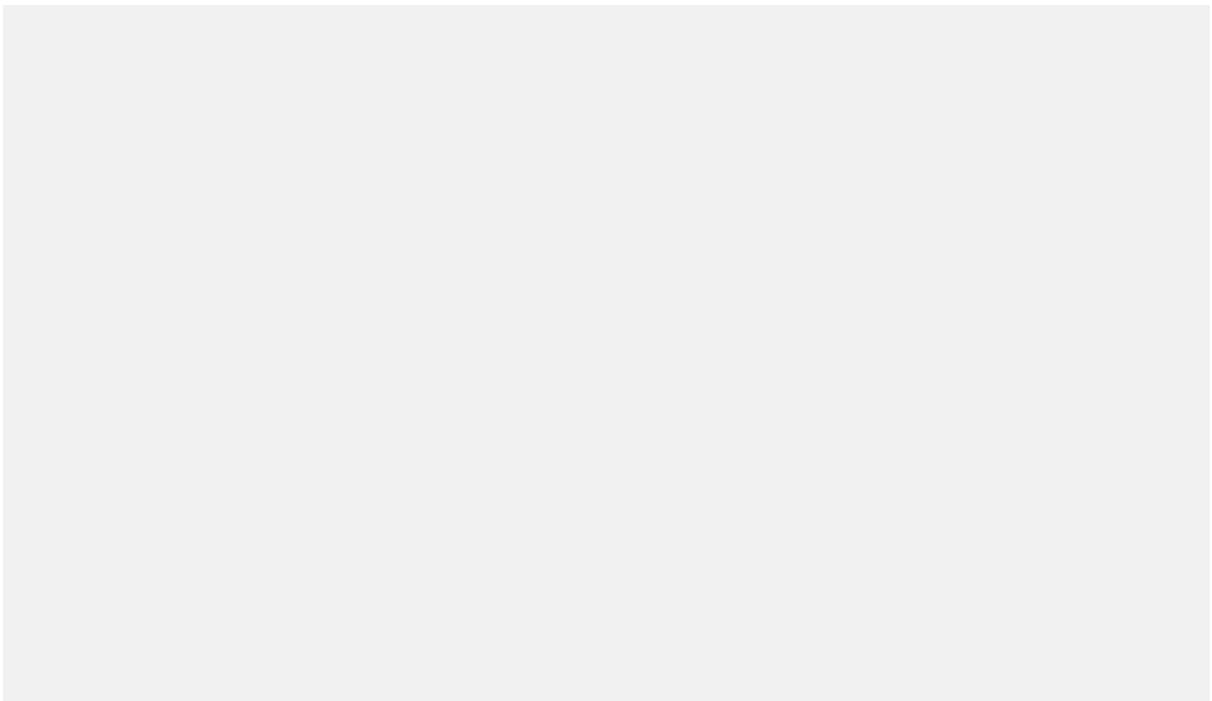
Clydebank | G81 4NE



Nestled on Mountblow Road in Clydebank, this spacious three-bedroom semi-detached villa offers a delightful family home with stunning panoramic views over Overton Golf Course.

# 117 Mountblow Road

£149,995 Freehold





1ST FLOOR



2ND FLOOR



**TOTAL: 90 m<sup>2</sup>**  
1st floor: 45 m<sup>2</sup>, 2nd floor: 45 m<sup>2</sup>  
EXCLUDED AREAS: WALLS: 8 m<sup>2</sup>

THIS PLAN IS FOR LAYOUT GUIDANCE ONLY AND SHOULD NOT BE RELIED UPON AS FACT



## Council Tax Band

## Local Authority

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	EU Directive 2002/91/EC	

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