

5 Millburn Road, Dumbarton, West  
Dunbartonshire



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Offers over  
£128,500

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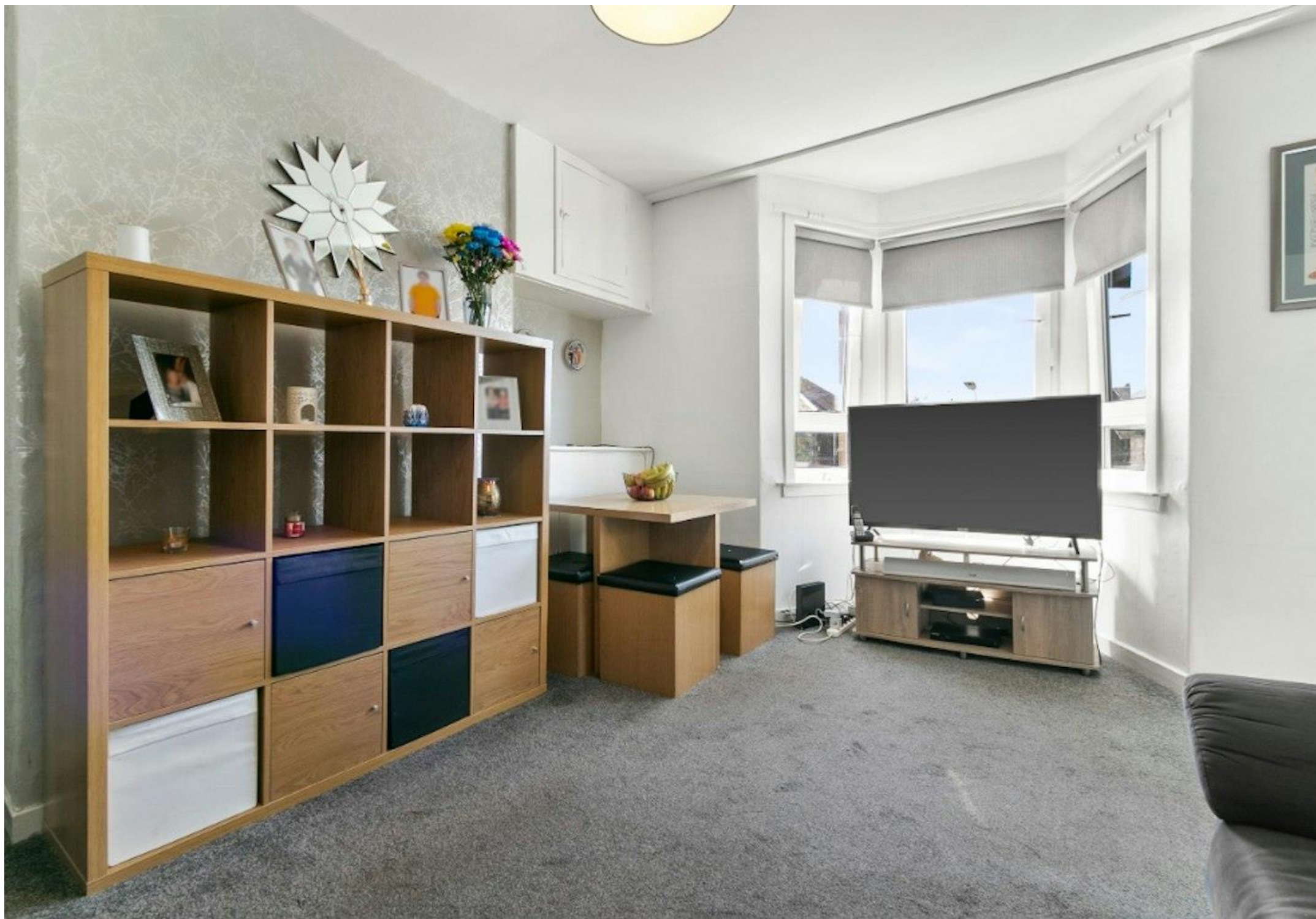


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## Description

Excellent opportunity to acquire this family size **THREE BEDROOM upper flat** located in highly popular area of Dumbarton. The property benefits from good room sizes, modern kitchen, modern shower room and sizeable gardens with log cabin.

**Accommodation:** Entrance hallway to upper apartments.

Generous sized lounge with three-part bay window, alcove with storage facility. Modern decorative finishes and grey matching carpeting. Well-appointed modern fitted kitchen with wall and base mounted units presented over three sides, eye level double oven, four ring electric hob and extractor hood, one and a half bowl sink and drainer, space for washing machine.

Front facing bedroom with grey carpeting and neutral decor, both rear facing bedrooms have handy storage recesses. All bedrooms have ample floor area for free standing furniture.

Modern shower room comprising quadrant shower cubicle with electric shower inset, vanity unit with wash hand basin and close couple W.C, easy clean wet wall finishes. Shared drying green to rear, with sectioned off private garden and log cabin, which has its own heating, power and wi-fi supply.

The property offers family-sized accommodation and early viewing is recommended.

EPC:C73:7815-0225-3000-0631-1296 **THE HOME REPORT CAN BE DOWNLOADED FROM OUR OWN WEBSITE OR UNDER EPC ON RIGHTMOVE.**

## Floorplan & Room Sizes



**Lounge** 5.1m x 3.95m (16'8" x 13'0")

**Kitchen** 2.25m x 2.65m (7'5" x 8'8")

**Bedroom 1** 3.2m x 4.3m (10'6" x 14'1")

**Bedroom 2** 3.65m x 3.15m (12'0" x 10'4")

**Bedroom 3** 2.7m x 4.25m (8'11" x 13'11")

**Bathroom** 2.25m x 1.5m (7'5" x 4'11")

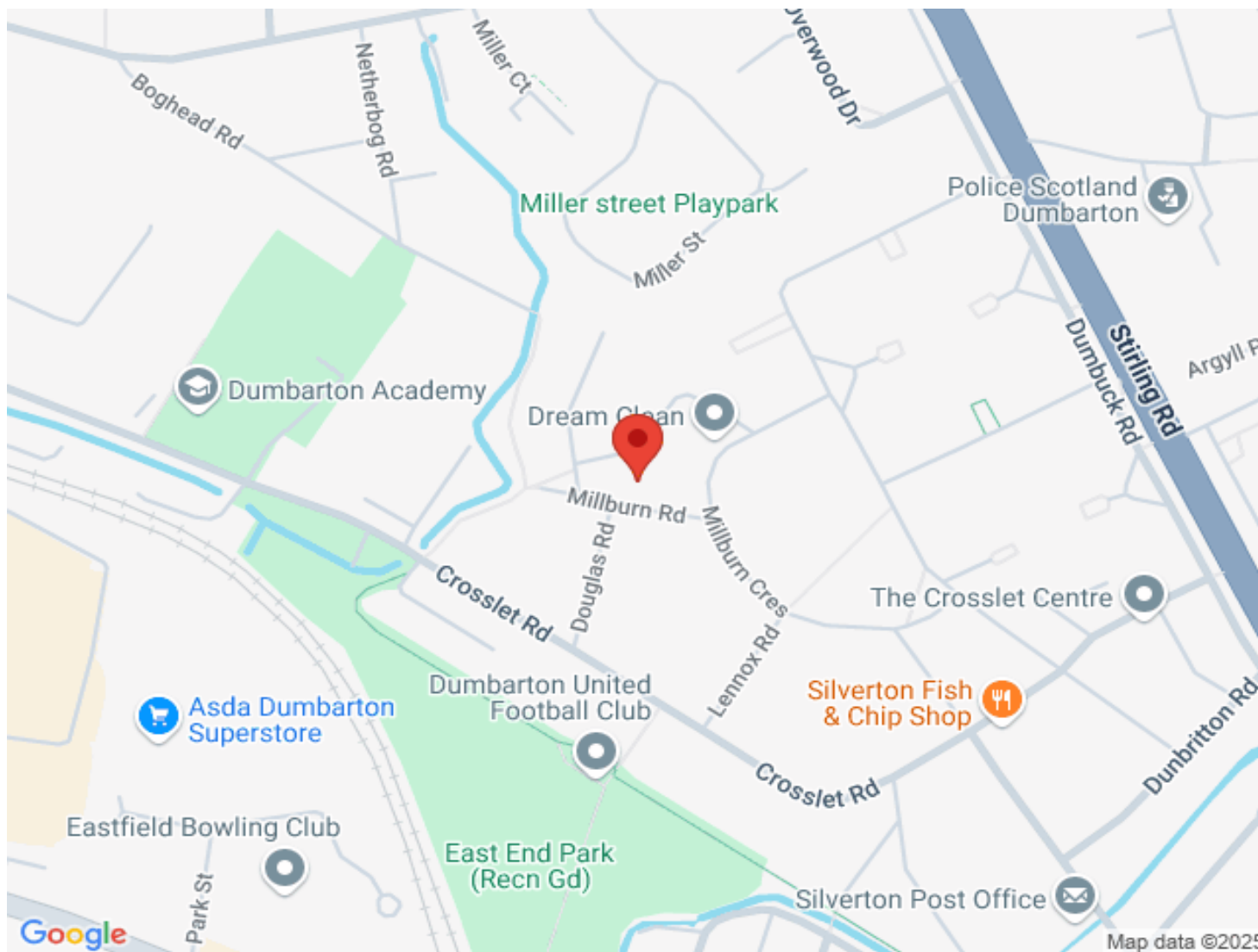












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**PLEASE NOTE**

**These property details are set out as a general guideline only. They do not constitute any part of an offer or contract.**

**MEASUREMENTS:** All measurements are taken with an electronic digital measuring device. We strongly advise all prospective purchasers take their own measurements before ordering carpets, blinds, furniture etc. **APPLIANCES:** The electrical, gas powered appliances and heating systems have not been tested as working by us, we recommend that you instruct your own independent evaluation of these. **FIXTURES AND FITTINGS:** All fixtures and fittings mentioned in these particulars are included in the sale. All others in the property are specifically excluded. These particulars are believed to be correct, however their accuracy cannot be guaranteed.



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