



Mirren Drive, Duntocher
Offers Over £209,000
3 BED SEMI-DETACHED HOUSE



 **McHugh**
Estate Agents



Features

3 Bedrooms

Dining Kitchen with premium appliances

Fabulous Bathroom

Upgraded Double Glazing and Heating

Large Out-house/Home Office with Utility

Entrance Porch extension

Highly desirable location

Large corner gardens

Walking distance to schools and shops

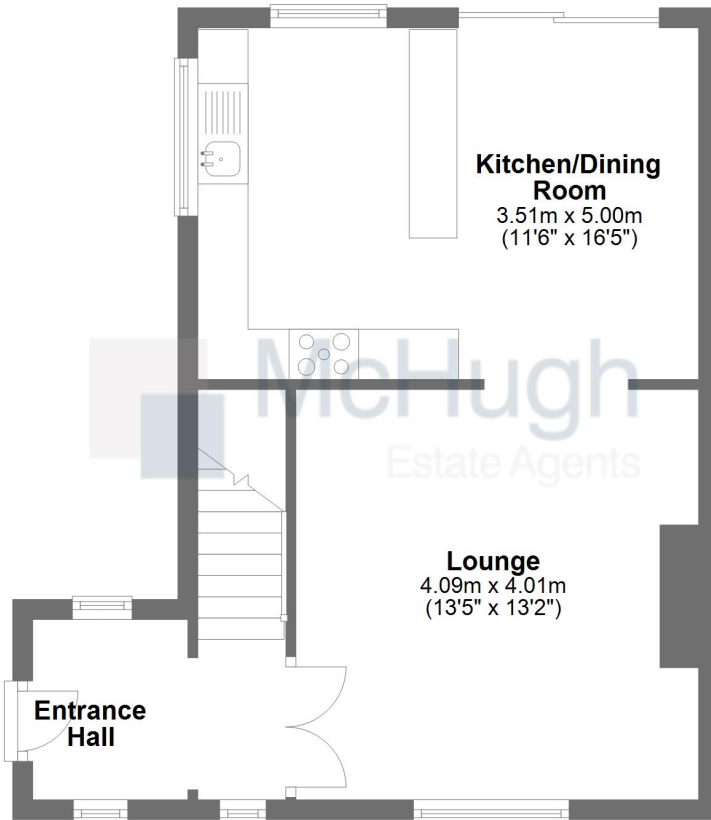
An absolutely stunning property!

3 BED SEMI-DETACHED HOUSE

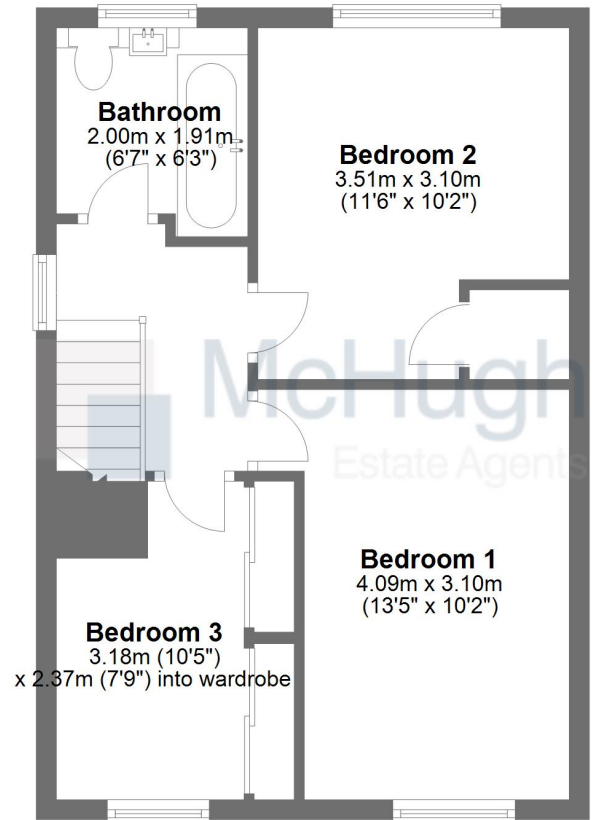


Mirren Drive, Duntocher

Ground Floor



First Floor



This floorplan has been created for guidance purposes only.
Plan produced using PlanUp.

Mirren Drive, Duntocher

This thoughtfully reconfigured semi-detached chalet style villa is elegantly finished throughout and offers superb accommodation, family friendly suntrap gardens and a fabulous garden room with living area, an office space and a utility area. This spectacular home will be of particular appeal to buyers looking for a long-term, low maintenance property in true move-in condition.

Features include an entrance porch extension, upgraded double glazing, modernised central heating with designer radiators, a log burner in the lounge, an open plan dining kitchen with premium appliances and patio doors, a stunning bathroom, large corner garden grounds and a garage conversion/garden room.

Viewing is essential to fully appreciate this home.

Accommodation

Ground Floor - The bright and spacious entrance hall leads to the exceptionally well-presented lounge, which has a unique exposed brick chimney breast, a log burning stove and stylish window shutters. The open-plan dining room and kitchen is flooded with natural light from windows at the side and rear and comes complete with Miele integrated appliances.

Upper Floor - The bright upper landing leads to all rooms. At the front of the house, the main bedroom is a well-appointed room with space for a king-size bed and additional furniture. At the rear, the second double bedroom is presented in impeccable order and has outlooks to the rear. Bedroom three is a single room which has a wall of recessed wardrobes. The fully tiled bathroom is finished with a luxury 3-piece suite and a recessed dual function shower with a rainfall feature.

Garage conversion/Garden Room/ Home Office - Formerly a large garage, this lined and reconfigured space now accommodates a plumbed utility area, a lounge and a home office space, whilst retaining external storage for tools, bikes and garden equipment.

Gardens

The secluded front garden is screened from the road and provides a large, enclosed, family friendly lawn. To the side there is a monoblock pathway which leads to the entrance door.

The rear garden is fully enclosed and perfect for entertaining. There is a patio directly outside the dining room, a terraced lawn, a large sheltered timber decking area and steps lead to the aforementioned garden room. There is a timber storage hut at the rear of the property.

Location

142 Mirren Drive is conveniently positioned within easy reach of primary schooling, shops and bus services. Hillside walks, a children's play park, Antonine Sports Centre and Clydebank & District golf course are all close to hand. Hardgate itself is well placed for access to and from Great Western Road, which provides excellent links to Glasgow, Erskine Bridge, M8 Motorway and Loch Lomond.

Sat Nav ref - G81 6LD



Whilst we endeavour to make these particulars as accurate as possible, they do not form part of any contract on offer, nor are they guaranteed. Measurements are approximate and in most cases are taken with a digital/sonic measuring device and are taken to the widest point. We have not tested the electricity, gas or water services or any appliances. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. If there is any part of this that you find misleading or simply wish clarification on any point, please contact our office immediately when we will endeavour to assist you in any way possible.

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