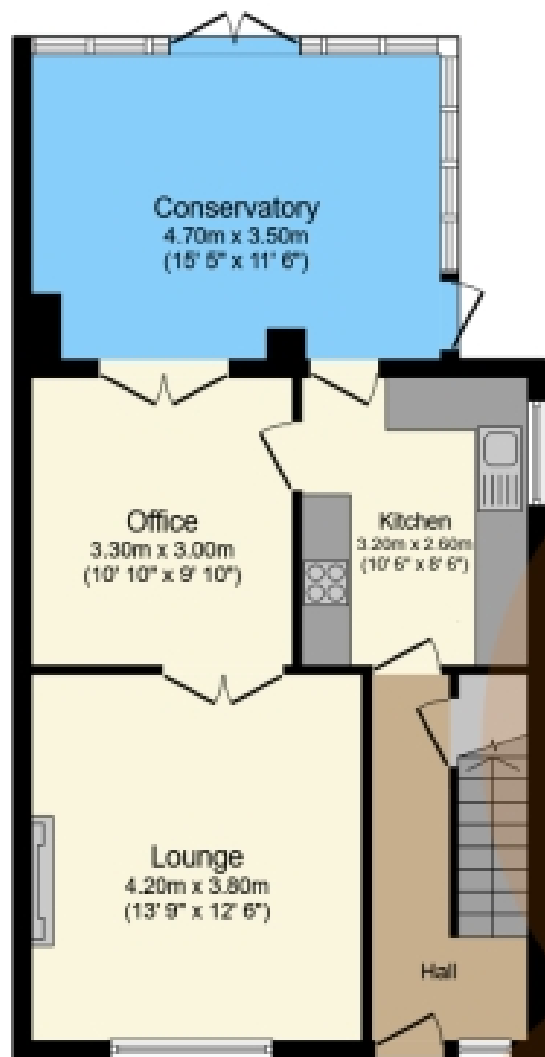




19 McLeod Road, Dumbarton

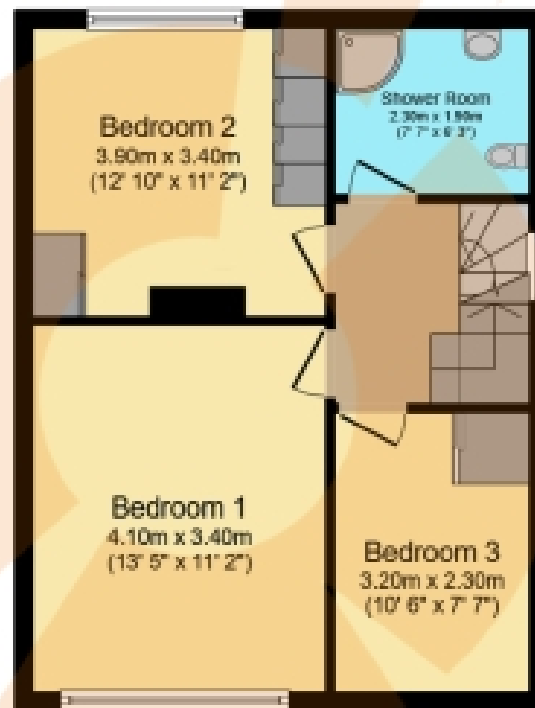
Offers Over £195,000





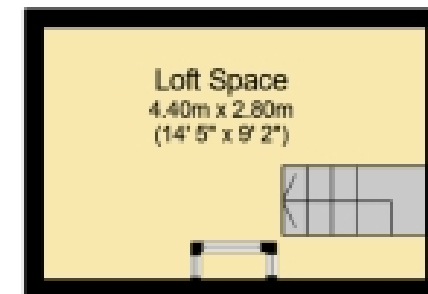
Ground Floor

Floor area 60.7 m² (653 sq.ft.)



First Floor

Floor area 43.3 m² (466 sq.ft.)



Second Floor

Floor area 12.7 m² (137 sq.ft.)

TOTAL: 116.7 m² (1,257 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

THE PROPERTY

***IDEAL FAMILY HOME* * IDEALLIC VIEWS OVER THE CLYDE VALLEY* *EXTENSIVE DRIVEWAY* *EXTENSIVE FLOORED LOFT SPACE* * Please contact your personal estate agent, The Property Boom, for much more information and a copy of the Home Report.**

Welcome to No. 19 McLeod Road, a sizeable three-bedroom family home set in the ever-popular Dumbarton locale. Offering plenty of spacious and adaptable living spread over two levels.

A large multi-car driveway provides access to the property which is nestled in behind a mature garden. Step in to the spacious entrance hallway which provides access to the lounge. The lounge boasts modern fittings and a stylish focal point fireplace. Neutral grey décor is paired with quality wood effect flooring creating an elegant space, with the large windows overlooking the Clyde Valley.

The kitchen boasts chic blue and white base and wall mounted cabinetry which are paired with grey countertops for an efficient and fashionable workspace. Free-standing appliances are located throughout the kitchen for convenience. The conservatory allows an abundance of natural light to flow in and fill the room. The perfect sun-trap, this space offers an idyllic spot to relax in the sun or for hosting family dinners. Completing the ground floor is the convenient office which offers plenty of flexible living.

The carpeted stairway gives access to the upper floor which is home to the three bedrooms. Each bedroom is generously proportioned with bedroom one also including built in storage solutions. The family shower room is fully tiled and is comprised of a w.c, wash hand basin with built in bathroom storage and a large walk in shower. Heated Chrome towel rails add a touch of elegance.

The loft is a substantial size and is fully floored and decorated. The loft offers a multitude of uses, providing that extra space that all families need!

Outside, the rear garden is fully enclosed- perfect for children and pets alike. Mainly laid to lawn, the garden also boasts a sociable patio area – a great spot for al fresco dining. The garage can also be accessed via the garden, which is perfect for additional storage!

Situated within the sought-after Dumbarton locale, the property enjoys proximity to a plethora of local amenities, including shops, supermarkets, schools, and transport services. Excellent transport connections via bus and rail, coupled with easy access to the motorway network, facilitate seamless travel throughout the area, with swift routes leading into Glasgow city centre and beyond.

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Viewing by appointment - please contact The Property Boom to arrange a viewing or for any further information and a copy of the Home Report. Any areas, measurements or distances quoted are approximate and floor Plans are only for illustration purposes and are not to scale. Thank you. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT.

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