



3 Bedrooms

House - Semi-Detached

Offers Over

£179,000

Located in

Dumbarton



<https://www.caledoniabureau.co.uk/>



4 Hunters Avenue

Dumbarton | | G82 2RZ



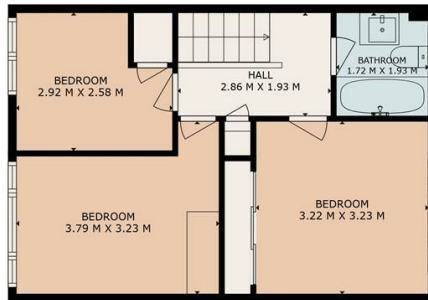
CLOSING DATE FRIDAY 5TH SEPTEMBER AT 1PM Situated in the sought after address of Hunters Avenue, Dumbarton, this immaculate three bedroom semi-detached villa with garage is presented in true walk-in condition.

4 Hunters Avenue

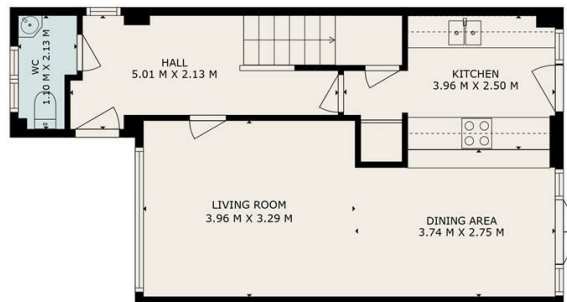
£179,000 Freehold



- Modern Semi Detached Villa
- Modern Fitted Kitchen
- Family Bathroom
- Enclosed Rear Gardens
- Tastefully Decorated Throughout
- Open Plan Lounge/Dining Area
- Three Bedrooms
- Downstairs WC
- Detached Garage
- Early Viewing Essential!!



FLOOR 2



FLOOR 1



TOTAL: 86 m²
FLOOR 1: 45 m², FLOOR 2: 41 m²
EXCLUDED AREAS: WALLS: 9 m²

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	67	77
(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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