



21 WEST CHAPELTON CRESCENT
BEARSDEN

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4 | BEDROOMS

2 | BATHROOMS

2 | PUBLIC ROOMS

Located in the sought after Chapelton district of Bearsden and within the catchment area for both Bearsden Primary and Bearsden Academy, this unusual, split level, four bedroomed, mid terraced villa offers fantastic views, from two spacious balconies to the rear, over the courts of Bearsden Lawn Tennis Club.

The property is initially entered at ground floor level into a reception hall, with a staircase leading down to the lower level. On the ground floor, to the front, there is a galley style kitchen, featuring white cabinets, black worktops and an integrated electric hob and oven. There is also a breakfast bar area. From the kitchen, a door leads into the dining room, located to the rear. Also located to the rear, there is a bright and spacious lounge, with feature fireplace and wood panelled ceiling and wood panelling to half dado height on walls. Both the lounge and the dining room feature floor to ceiling height windows and doors, along with separate good sized balconies looking over the rear garden and the courts of Bearsden Lawn Tennis Club. There is also a door to the rear of the lounge, providing access into an integral garage. In addition, there is a fourth bedroom to the front and a wc on this level.

A hallway at lower level provides access to three further double bedrooms, all featuring fitted wardrobes, and with bedroom three having a door providing direct access onto the rear garden. A fully tiled family bathroom. Also, on this level, there is a good-sized storage area, which leads into a useful, spacious, utility room.

All windows and doors to the rear are floor to ceiling height, allowing maximum natural light into the property.

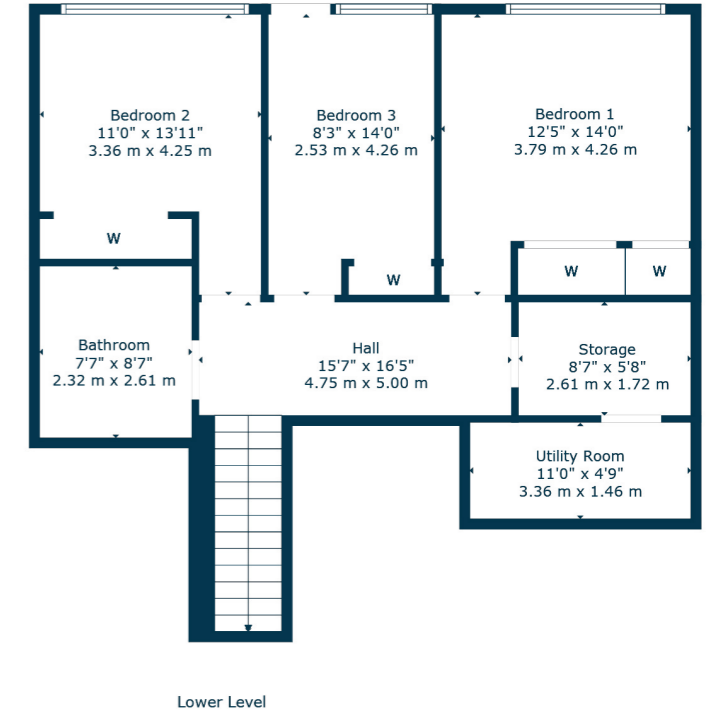
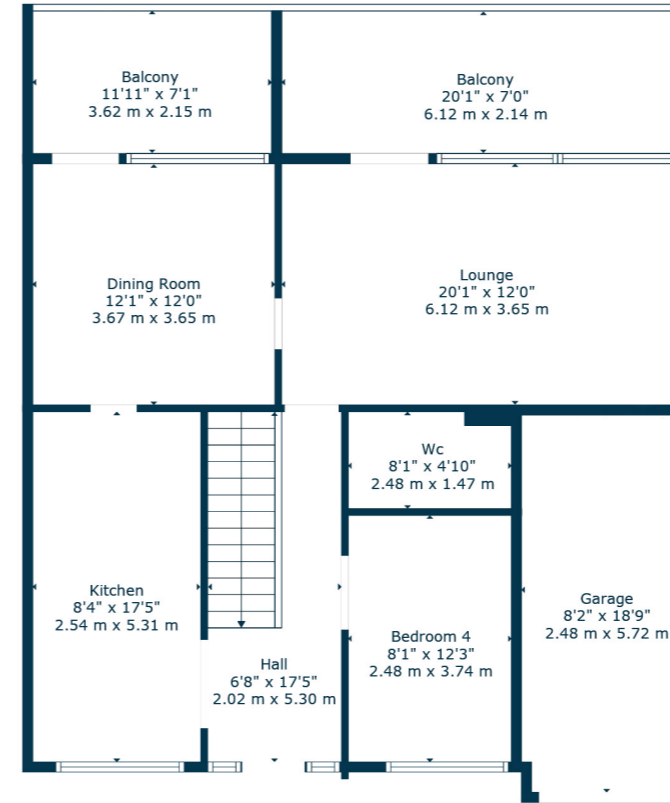
The property further benefits from gas central heating and double glazing.

Externally, to the front, there is an ornamental garden, featuring an area with plants and shrubs. Steps lead down to the front door and there is also a driveway leading to the garage. To the rear, there is a fully enclosed garden, featuring a patio area, a shrubbery/rockery area and a lawn. The rear garden is screened by mature trees.









The suburb of Bearsden is one of Glasgow's most desired districts in which to reside. There are numerous highly acclaimed educational facilities at both Primary and Secondary levels and leisure facilities are plentiful with a choice of private and state gyms and clubs in abundance. Locally, there is an excellent selection of shops and services at Bearsden Cross along with restaurants, cafes and bars. There are excellent bus links nearby and train stations can be found at Hillfoot, Westerton and Bearsden providing regular services into Glasgow's West End and City Centre, including a service to Edinburgh.

Glasgow Airport can be reached within twenty-five minutes off peak and, to the north of Bearsden is the world renowned Loch Lomond and The Trossachs National Park.

BD3687 | Sat Nav: 21 West Chapelton Crescent, Bearsden, G61 2DE

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* All measurements and distances are approximate Floorplans are for illustration purposes and may not be to scale.



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