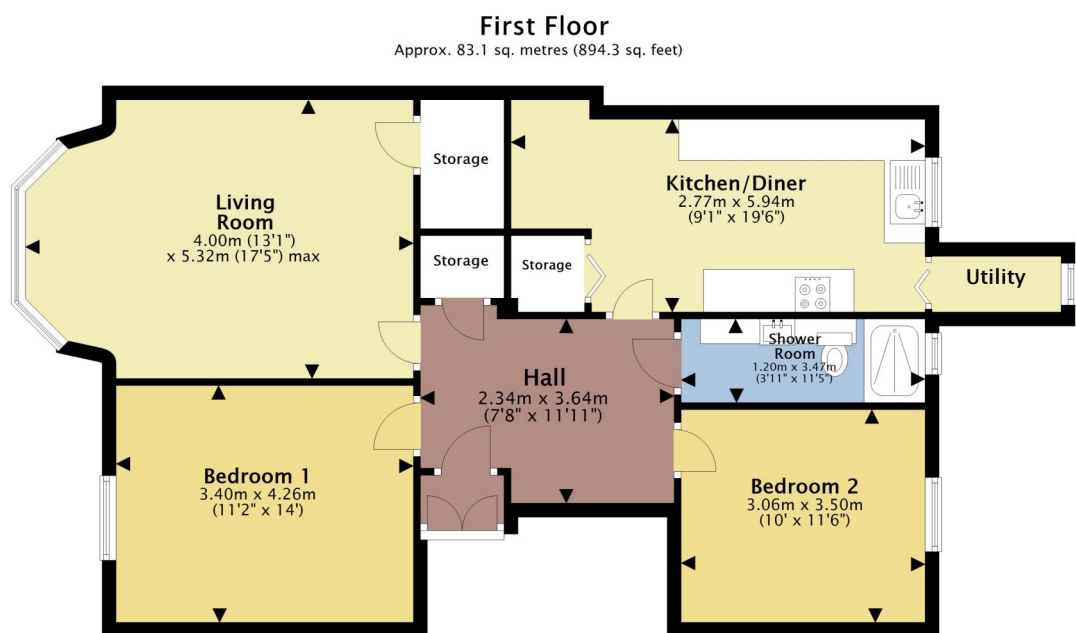




Flat 3, 2 Veir Terrace, Dumbarton, G82 4AZ

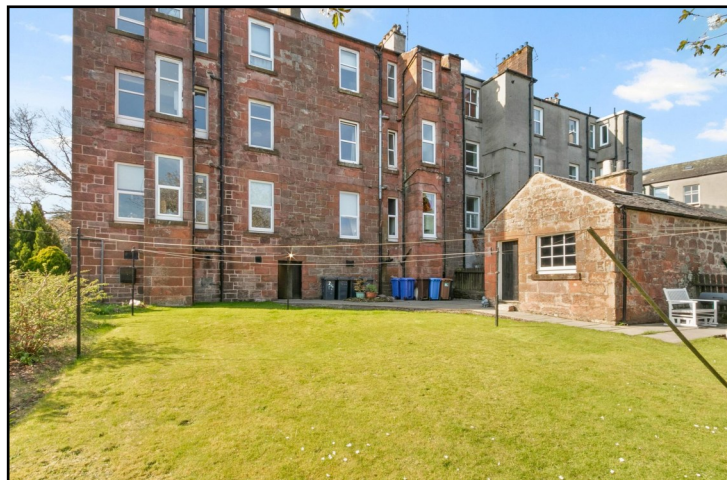
This exquisite first-floor apartment is finished to an exceptional standard, showcasing generous proportions throughout. Situated in the highly coveted Kirktonhill area, the property enjoys proximity to an array of local amenities and overlooks the beautiful Levensgrove Park.



Total area: approx. 83.1 sq. metres (894.3 sq. feet)

This plan is for layout guidance only. Whilst all efforts have been taken to ensure an accurate representation of the property, please check all necessary dimensions before making decisions that are reliant upon them.  
Plan produced using PlanUp.





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#### **Travel Directions**

From the agents office to town centre roundabout take the first exit towards Helensburgh on the dual carriageway. Turn left at traffic lights and right into Bridge Street. Over Dumbarton Bridge and second on your left into Clydeside Road. At park entrance take a left into Veir Terrace, No 2 is on your left and the flat is on the first floor right hand door

#### **Additional Information**

Home Report Valuation: £240,000

Asking Price: Offers Over £235,000

Council Tax Band: D

Energy Efficiency Rating: C

Double Glazing

Gas Central Heating

#### **Home Report**

This property benefits from a Home Report which can be obtained from [davidmuirestates.com](http://davidmuirestates.com) or [onesurvey.org](http://onesurvey.org)

#### **Disclaimer**

These property details are set out as a general outline only and do not constitute any part of an Offer or Contract. All fixtures and fittings mentioned in these particulars are included in the sale. All others in the property are specifically excluded. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. All measurements, distances and areas are approximate and for guidance only.