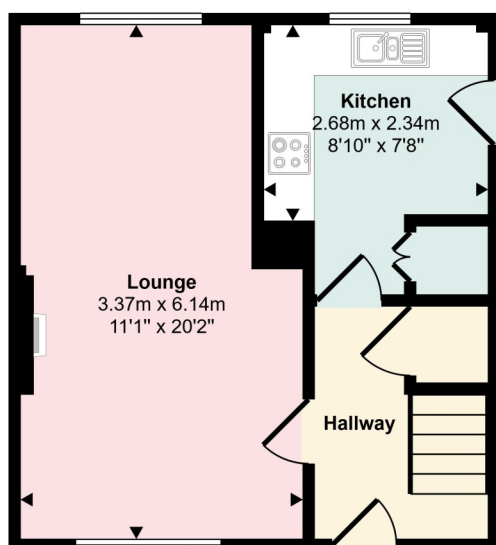




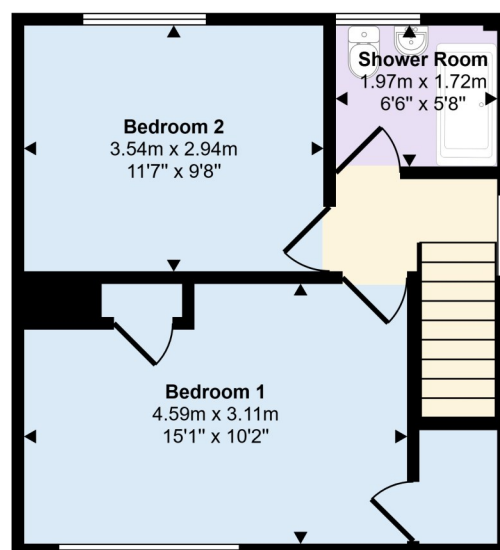
35 Shandon Brae, Balloch, G83 8ET

David Muir Estate agents offer to the market this two-bedroom end-terrace villa which occupies a generous corner plot, ideally positioned within easy walking distance of local shops, schools and excellent public transport links.

Approx Gross Internal Area
70 sq m / 749 sq ft



Ground Floor
Approx 34 sq m / 370 sq ft



First Floor
Approx 35 sq m / 379 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



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Travel Directions

From Balloch Bus Terminus, take second exit off roundabout on Lomond Road into Main Street, turn left at mini roundabout into Cook Road. Take left into Shandon Brae.

Additional Information

Home Report Valuation: £85,000

Asking Price: Offers Over £80,000

Council Tax Band: B

Energy Efficiency Rating: F

Double Glazing

Home Report

This property benefits from a Home Report which can be obtained from davidmuirestates.com or 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.