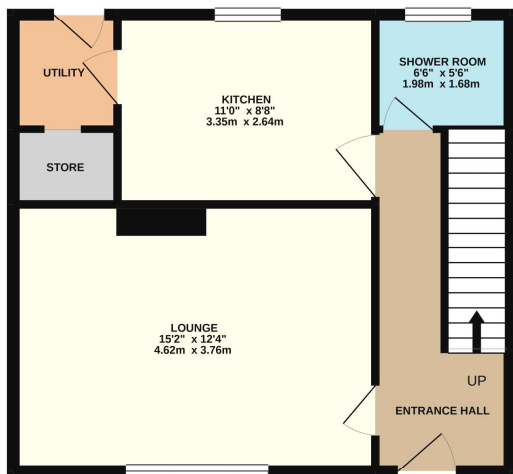




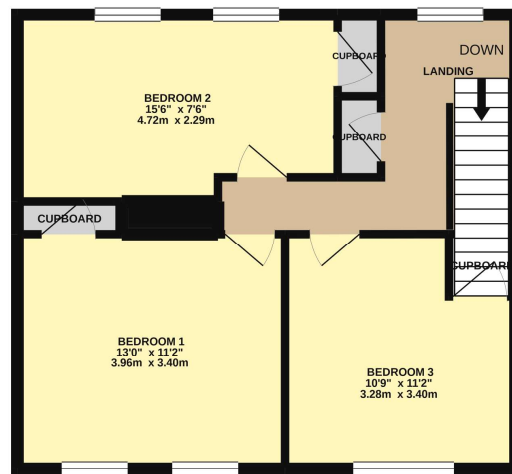
12 Rathlin Terrace, Dumbarton, G82 5BQ

A well proportioned family home within a quiet crescent. Accommodation over the traditional two levels amounts to broad reception hall, spacious lounge, well fitted kitchen, separate utility area with deep walk larder storage, and fully tiled shower room. On the upper level 3 generously proportioned double bedrooms. The property has the benefit of extensive in built storage cupboards throughout, plus gas fired central heating and double-glazing.

GROUND FLOOR
481 sq.ft. (44.7 sq.m.) approx.



1ST FLOOR
477 sq.ft. (44.3 sq.m.) approx.



TOTAL FLOOR AREA: 958 sq.ft. (89.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



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Travel Directions

From Cardross Road turn right into Castlehill Road and turn right into Quarry Knowe. Take the left turn into Rathlin Terrace, No 12 is on your right hand side at the top of the hill.

Additional Information

Home Report Valuation: £90,000
Council Tax Band: B
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 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.