



**McArthur  
Stanton**  
Letting & Estate Agents

Cross Owen House, Shore Road , Clynder, Helensburgh G84 0QD



# Cross Owen House

Shore Road , Clynder, Helensburgh, Argyll And Bute. G84 0QD





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Located within the picturesque village of Clynder, Cross Owen House is a beautiful traditional stone detached villa that sits within a vast plot and has magnificent views over The Gareloch from its shore front position.

Cross Owen House is thought to date back to the mid 1870's and offers over 1,800 square feet of living accommodation. Internally the property does require a degree of modernisation however retains a wealth of period features throughout. On entering there is a wonderful hallway at over twenty feet in length that has access to a useful cloakroom. To the front there are two large reception rooms both of which enjoy the glorious views and have beautiful detailed cornicing and ceiling roses. The formal lounge also has an adjoining sitting room which could be utilised as a home office if required. The kitchen is fitted with a selection of units and worktops. There is a range of integral appliances and ample space for free-standing white goods. Completing the ground floor is a rear porch/conservatory.

Upstairs the property has four well-proportioned bedrooms three of which enjoy the gorgeous views with the main having built-in mirrored wardrobes. The family bathroom is a superb size and if reconfigured has plenty of space for a bath and separate shower cubicle. Additional storage is available on the landing.

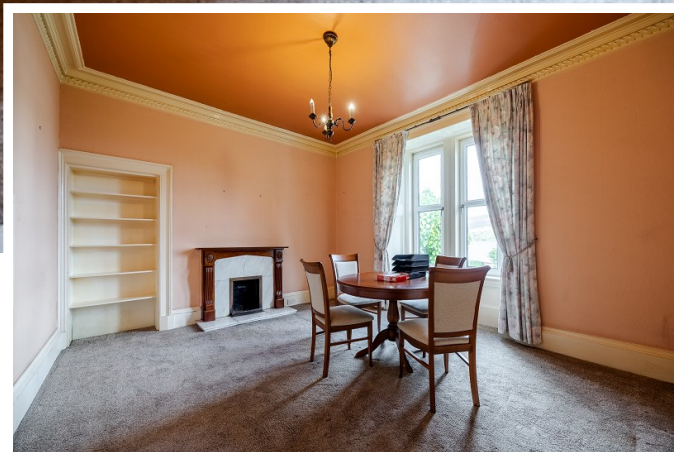
Externally Cross Owen House sits within wonderful mature gardens which are elevated to the rear taking advantage of the glorious setting. There is large areas of lawn, shrubs and mature trees and hedges. A private driveway offers parking for multiple vehicles.

EPC Band F  
Council Tax Band E





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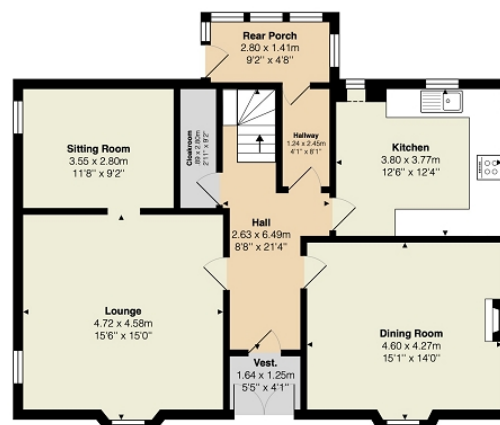




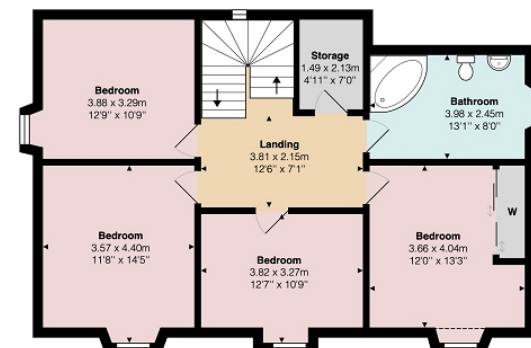


## Measurements

Hallway	21' 04" Max x 8' 08" Max or 6.50m Max x 2.64m Max
Cloak Room	9' 02" x 2' 11" or 2.79m x 0.89m
Lounge	15' 06" Max x 15' 0" Max or 4.72m Max x 4.57m Max
Sitting room	11' 08" x 9' 02" or 3.56m x 2.79m
Dining Room	15' 01" Max x 14' 0" Max or 4.60m Max x 4.27m Max
Kitchen	12' 06" Max x 12' 04" Max or 3.81m Max x 3.76m Max
Rear Entrance Hall	8' 01" x 4' 01" or 2.46m x 1.24m
Porch	9' 02" x 4' 08" or 2.79m x 1.42m
Landing	12' 06" Max x 7' 01" Max or 3.81m Max x 2.16m Max
Bedroom 1	42' 9" Max x 39' 4" Max or 13.03m Max x 12.0m Max
Bedroom 2	14' 05" Max x 11' 08" Max or 4.39m Max x 3.56m Max
Bedroom 3	12' 09" Max x 10' 09" Max or 3.89m Max x 3.28m Max
Bedroom 4	12' 07" Max x 10' 09" Max or 3.84m Max x 3.28m Max



Ground Floor



First Floor

All measurements are approximate and for display purposes only

Contact our office for further details



NOTE: These details have been prepared for guidance. If there is any point which you find misleading please contact McArthur Stanton where further information is available. Measurements have been taken from wall to wall, unless otherwise stated, and have been recorded by use of a sonic beam. Services and appliances not tested. Details have been prepared by October 2024. If required, we can arrange for a property market appraisal to be carried out on your existing property.



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