



11

Guthrie Place, Rhu, Helensburgh, Argyll And Bute. G84 8RF





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Located within the beautiful conservation village of Rhu, 11 Guthrie Place is a rarely available two-bedroom end-terrace villa that enjoys glorious views towards the Gareloch and Rosneath Peninsula from the upper level to the side of the property.

Internally the property is bright and airy and has fantastic storage throughout. On entering there is a welcoming porch and entrance hall. The lounge is a superb size at over twenty feet in length. The lounge has dual aspects over the front and rear gardens and ample space for a dining table and chairs if required. The kitchen is fitted with modern units and worktops. There is a range of integral appliances and space for freestanding white-goods. The kitchen has two store cupboards one of which is vast in size and a courtesy door accessing the garden.

Upstairs the property has two large double bedrooms both of which have built-in storage with an additional store cupboard available on the landing. The landing also has a fabulous view towards the water. Completing the upper level is a modern shower room with large walk-in enclosure. The property is double glazed throughout and has gas central heating.

Externally the property sits within a lovely easily maintained corner plot with a large patio and areas of lawn. Communal parking is also available and Rhu Primary School can be reached by foot within a few minutes from Guthrie Place.

EPC Band D
Council Tax Band C



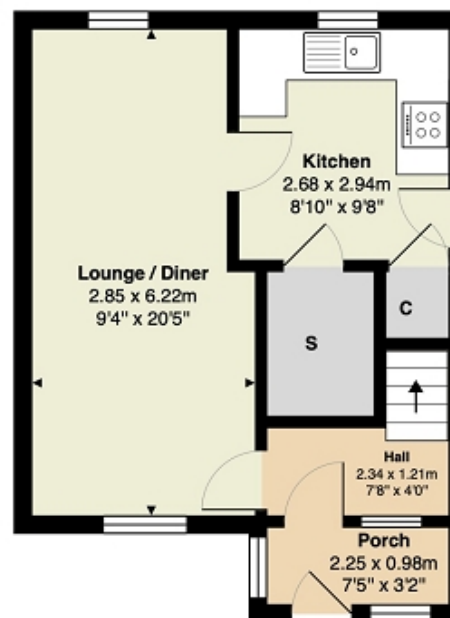
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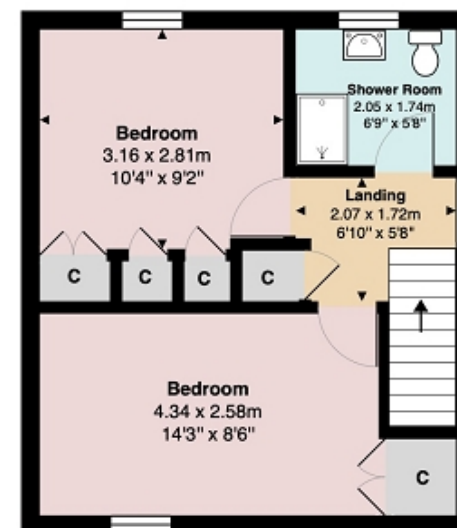


Measurements

Porch	7' 05" x 3' 02" or 2.26m x 0.97m
Hallway	7' 08" x 4' 0" or 2.34m x 1.22m
Lounge/diner	20' 05" Max x 9' 04" Max or 6.22m Max x 2.84m Max
Kitchen	9' 08" x 8' 10" or 2.95m x 2.69m
Landing	6' 10" Max x 5' 08" Max or 2.08m Max x 1.73m Max
Bedroom 1	14' 03" x 8' 06" or 4.34m x 2.59m
Bedroom 2	10' 04" x 9' 02" or 3.15m x 2.79m
Shower Room	6' 09" x 5' 08" or 2.06m x 1.73m



Ground Floor



First Floor

All measurements are approximate and for display purposes only

Contact our office for further details



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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 November 2025. If required, we can arrange for a property market appraisal to be carried out on your existing property.

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