



Methlan House, Clydeshire Road  
Dumbarton  
G82 4AY

3   
3   
1 

## Offers Over £475,000

Nestled within established tree-lined grounds and built in the late 19th Century for the shipbuilder, Robert McMillan, Methlan House is a fabulous B-listed Victorian home with substantial accommodation of c. 3500 sq ft extending over 2 levels and retains a wealth of period features whilst offering spacious and flexible accommodation throughout.

The property was converted in the late 1990's and was cleverly converted into three separate homes, with this particular property having the benefit of the main entrance to the front and the most appealing Tower from where there are unbelievable outlooks over the surrounding area.

Throughout Methlan House there are some stunning original features including moulded doors, architraves and beautiful cornice. One of the most interesting features is a stunning period fireplace in the kitchen which is decorated with tiles by Moyr Smith depicting themes from Walter Scott's writings.

The current owner has spent considerable time and money carrying out many of the big jobs required (including overhaul of the roof) to bring a property of this stature to its current condition and although there are still some areas to work on the house provides a fantastic opportunity for the successful buyer.

At the front a large tarmac driveway leading to the entrance and has ample resident and visitor parking areas, At the side of the property is the large lawned and fenced garden which is mainly lawned.



Home Report Valuation  
£490,000

[www.packdetails.com](http://www.packdetails.com)

Council Tax Band D

EPC Rating H



Internally the accommodation comprises hallway, downstairs cloakroom, superb main living room/drawing room with feature oriel window and open plan on the far side is a large dining room.



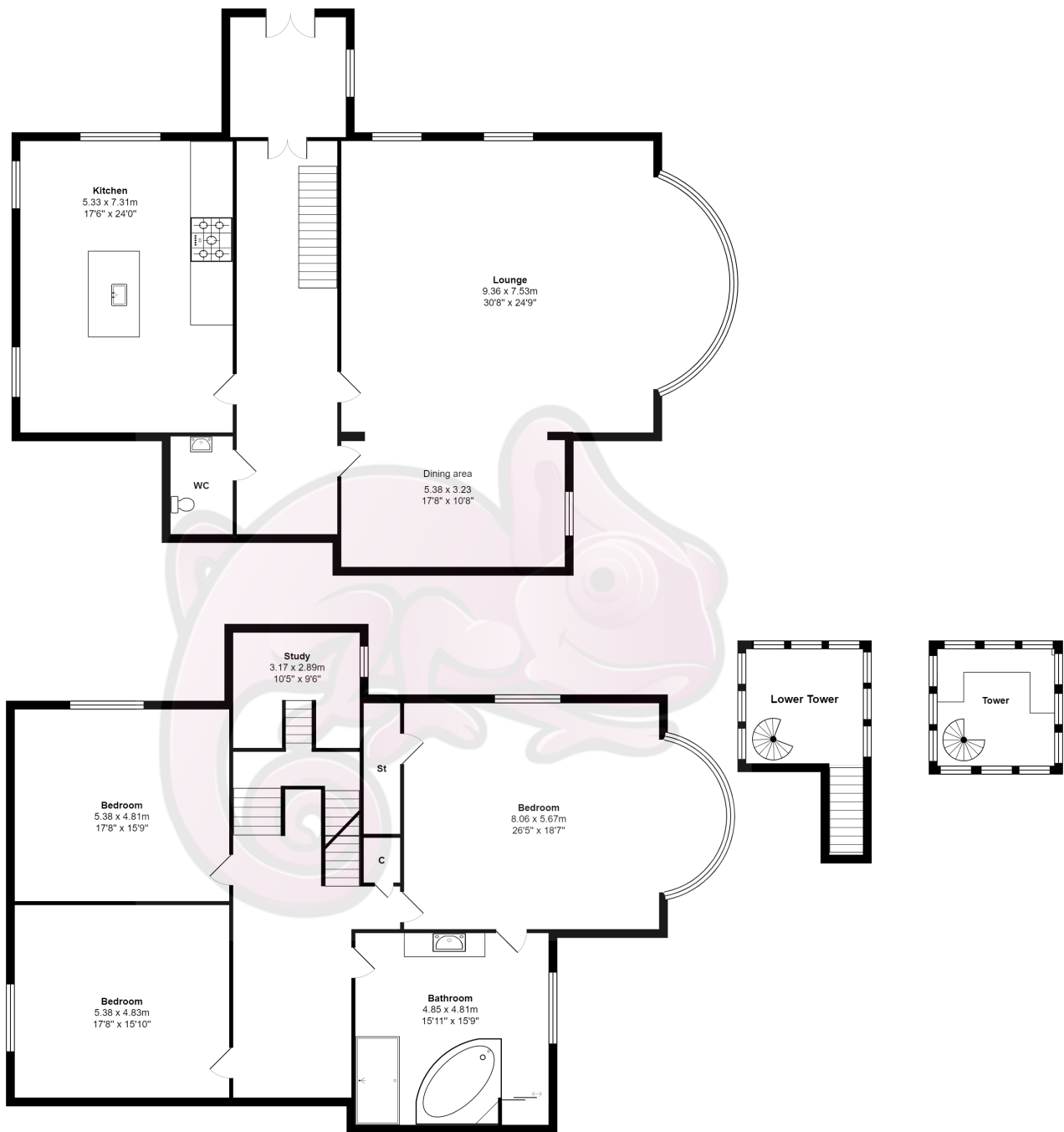
The large dining kitchen is finished with a range of storage units including a bank of double height units on the far wall. There is a large range gas cooker, central island unit and sink and at the far side the aforementioned fireplace. Upstairs there are three large double bedrooms, a stunning refurbished quality bathroom and then a stair leading up to the very unique Tower area which has built in seating and windows on all sides.



The history of the property dates back to circa 1880 and was designed by Mr John McLeod Architect, it was once property residence of the late Robert McMillan shipbuilder head of an eminent shipbuilding firm which was originated by his father and grandfather being one of the oldest ship building families in the district, the property stayed in the family until the depression of the 1930`s and the decline in ship building led to the sale of the business

## Vendor Comments

*This is a fantastic home and the views from the Tower have been greatly enjoyed over the years.*



Total Area: 342.5 m<sup>2</sup> ... 3686 ft<sup>2</sup>

All measurements are approximate and for display purposes only

## Location

The property enjoys a fantastic tucked away position within the Kirktonhill district of Dumbarton, with the green expanses of Levensgrove Park and the shoreline of the River Clyde a short stroll from the front door. Idyllic in setting and with a fantastic garden to its rear south west in orientation and very private. This is a property that will appeal to a wide variety of purchasing profiles.





[www.propertybureau.co.uk](http://www.propertybureau.co.uk)

Glasgow   Stirling   **Helensburgh**   Lanarkshire

20 Colquhoun Street, Helensburgh, Dunbartonshire, G84 8AJ

[enquiries@propertybureau.co.uk](mailto:enquiries@propertybureau.co.uk)  
01436 674537

Whilst this brochure has been prepared with care, it is not a report on the condition of the property. Its terms are not warranted and do not constitute an offer to sell. All area and room measurements are approximate only. Floorplans may not be to scale.

