






East King Street
Helensburgh
G84 7QQ

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Offers Over £115,000

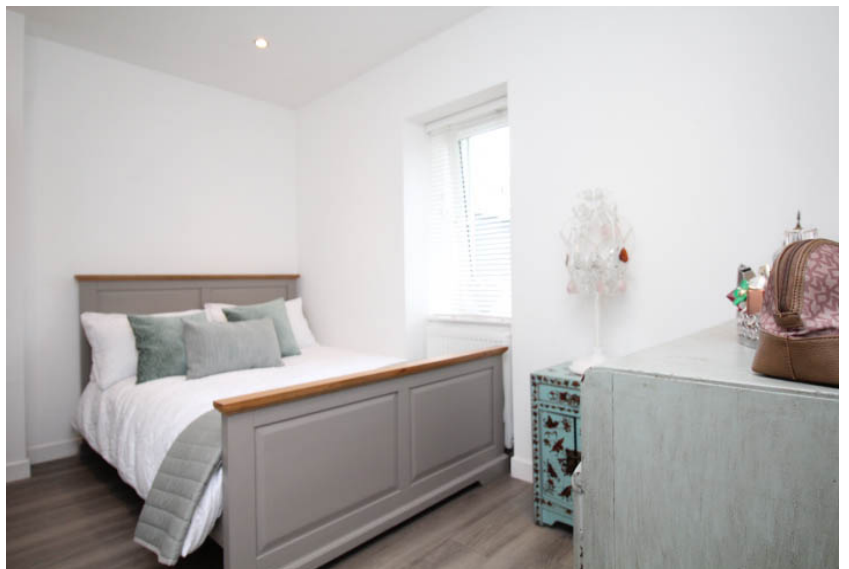
This impressive End Terrace Cottage Bungalow is in superb order throughout, has been completely refurbished and is situated in a very central location.

PLEASE NOTE LANDLORD PURCHASE ONLY - we have been instructed by our client to market this particular property on the basis it will only be sold to another landlord with the current tenant remaining in the property.

The subject comprise a Traditional End Terrace Cottage Bungalow which was traditionally constructed c. 1900 and has a re-render exterior beneath a pitched, natural slate roof and large utility room extension at the rear with door directly to the rear garden.

Although the front door opens directly onto the street, the rear garden if this property is fantastic. The garden is safe and enclosed by timber fencing and the wall from the adjoining property. The main area has low maintenance astro turf and beyond this a large decking area.

Internally the property is in stunning condition with a beautifully refurbished interior which was upgraded completely within the last six years. The accommodation is on all one level which makes it appealing for both young and elderly alike and viewing is recommended



Home Report Valuation
£120,000

www.packdetails.com

Council Tax Band C

EPC Rating D



The current accommodation comprises reception hallway with doors leading to all main apartments.

The main lounge is tastefully decorated with space for furniture television stand and has window to the front and at the far end of the room is the open plan fitted kitchen with a breakfast bar.

The kitchen is finished with modern grey fronted floor and wall storage units with integrated hob, stainless steel sink and a good run of well maintained worktop surface area. Window to the rear and door opening to the large utility room.



Accessed from the kitchen this utility room is a great size and actually bigger than most kitchens in the area. It has the same range of units as the kitchen and they are in an L shaped arrangement with ample storage, large run of worktop surface area which also incorporates a stainless steel sink. Plumbing for washing machine and door opening to rear garden

There are two large double bedrooms, one with window to the front and one looking over the rear garden

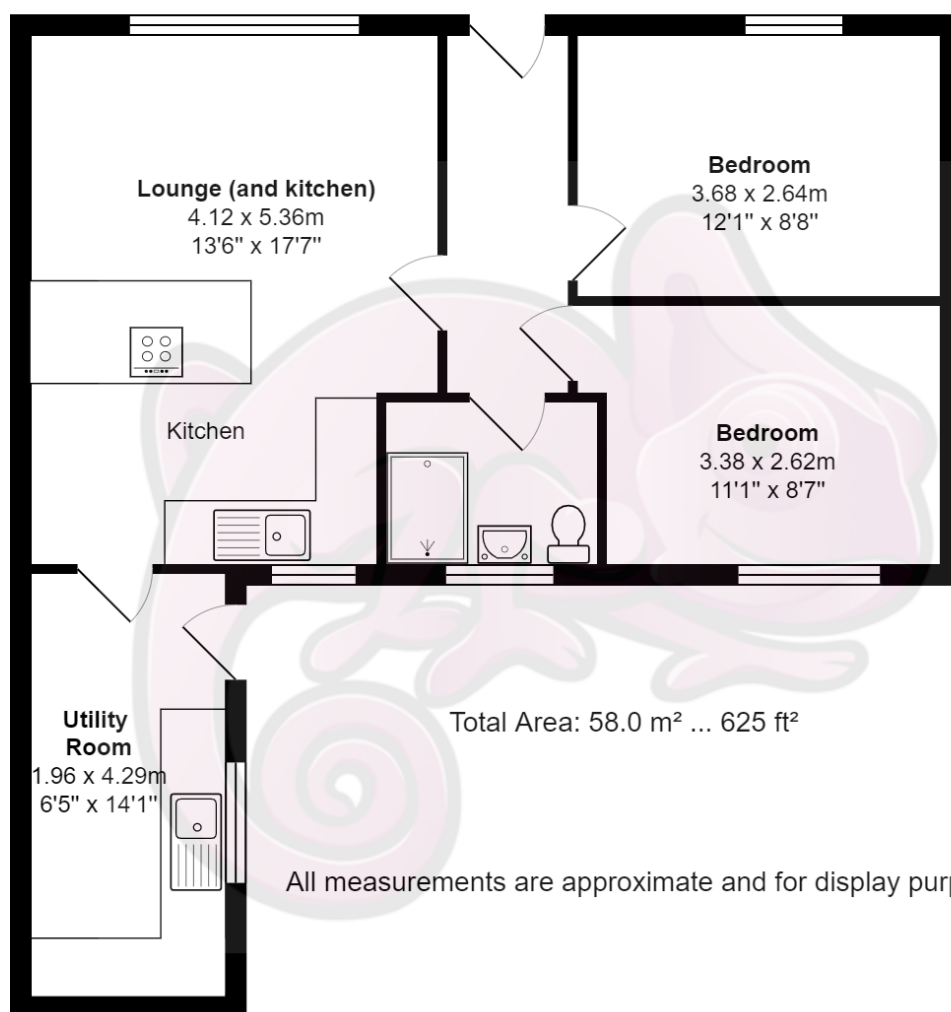


Modern shower room comprising large shower enclosure, wall mounted wash hand basin and a low level w.c. Window to the rear and fresh decoration.

The property further benefits from gas central heating, double glazing and has all floor coverings included.

Vendor Comments

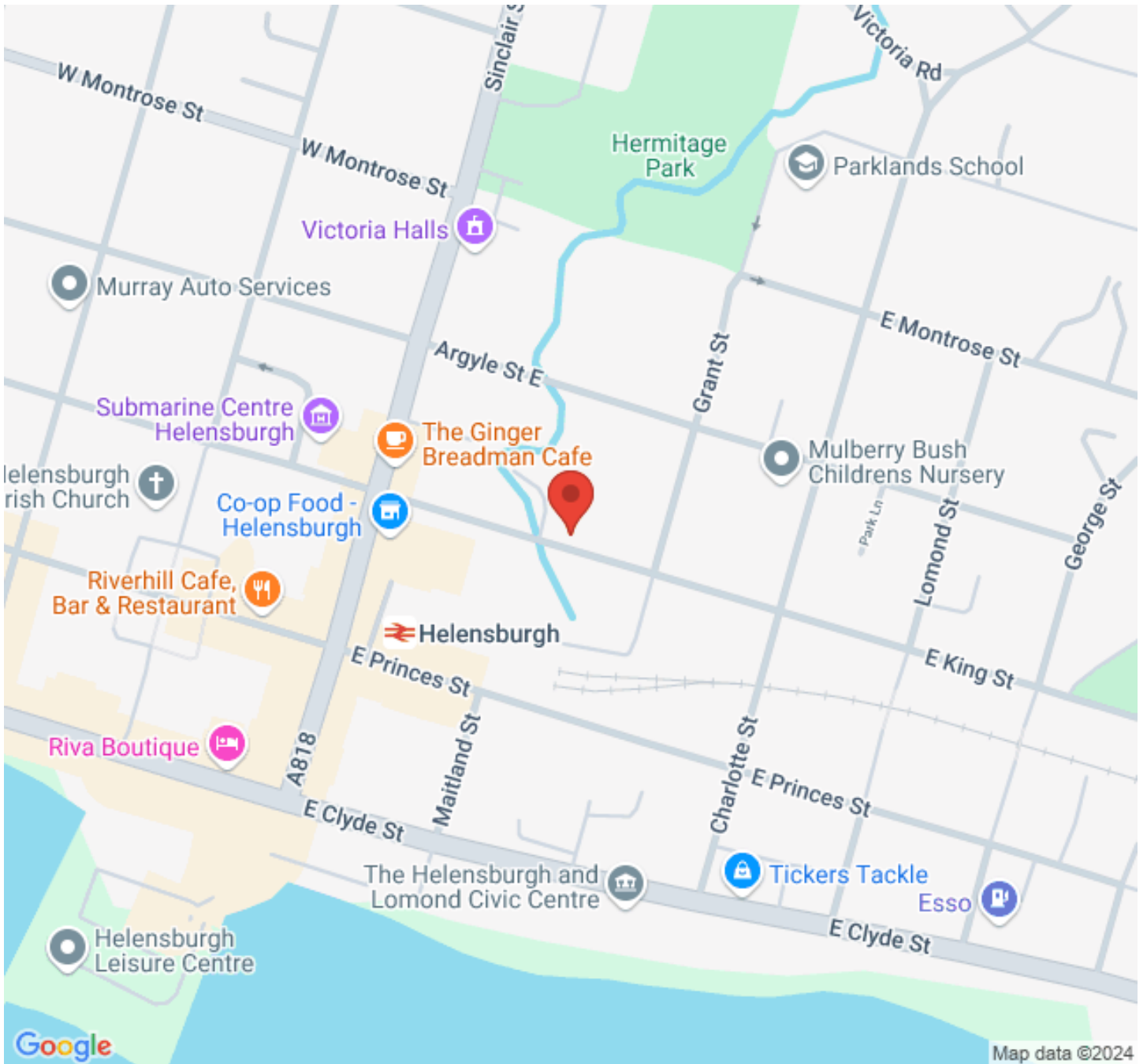
This is a lovely property to live in and is ideal for access to everything. We hope to stay here for many more years when sold to a new landlord.



Location

Helensburgh is a popular town with long promenade and attractive parks and gardens. The town enjoys an eclectic mix of small exclusive retail outlets as well as large supermarket and chain stores to ensure an enviable quality and lifestyle. There are regular public transport links to major centres of commerce and Glasgow's international airport is a relatively short car journey away. Schooling can be found locally at all levels. Whilst the town enjoys a vibrant nightlife with bars, restaurants and sporting venues to suit every taste.





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Glasgow Stirling **Helensburgh** Lanarkshire

20 Colquhoun Street, Helensburgh, Dunbartonshire, G84 8AJ

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.

