



Glenborne Court
Helensburgh
G84 8QX

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Offers Over £145,000

A beautifully upgraded modern 2 bedroom flat which is situated in an excellent central location in a quiet street yet close to the town centre.

The building itself is one of the few in this area which has the benefit a low maintenance facing brick exterior beneath a tiled mansard roof featuring Velux windows. Situated at the corner of West King Street and John Street the apartment has resident parking at the rear, communal gardens and is within easy walking distance of the town centre.

Internally this particular flat has been beautifully upgraded and is presented with a lovely modern interior with tasteful decoration, quality light fittings and has really nice outlooks which makes an excellent purchase for either a first or second time buyer, someone looking to downsize or indeed would be an excellent buy to let investment.

The accommodation comprises entrance hallway with large walk-in storage cupboard which also houses the modern consumer unit.

A glass door from here opens to the main hallway which has a further additional cupboard to one side.



Home Report Valuation
£150,000

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Council Tax Band D

EPC Rating D



The main living area has been beautifully designed and creates a lovely bright open plan living area with the lounge itself having natural wood effect flooring and large Velux windows providing attractive outlook. The room itself is tastefully decorated and complimented by a media wall.

At the far side of the room is the open plan modern kitchen which has been thoughtfully designed to create a focal point breakfast bar with room for barstools underneath. The kitchen itself is finished with very modern grey fronted storage units with integrated appliances and worktop surface area, sink and drainer which and two windows which provide another lovely outlook towards the West.

There are two double bedrooms (both of which have wardrobes) with the larger one having the benefit of a walk in dressing room style wardrobe accessed via new sliding door.

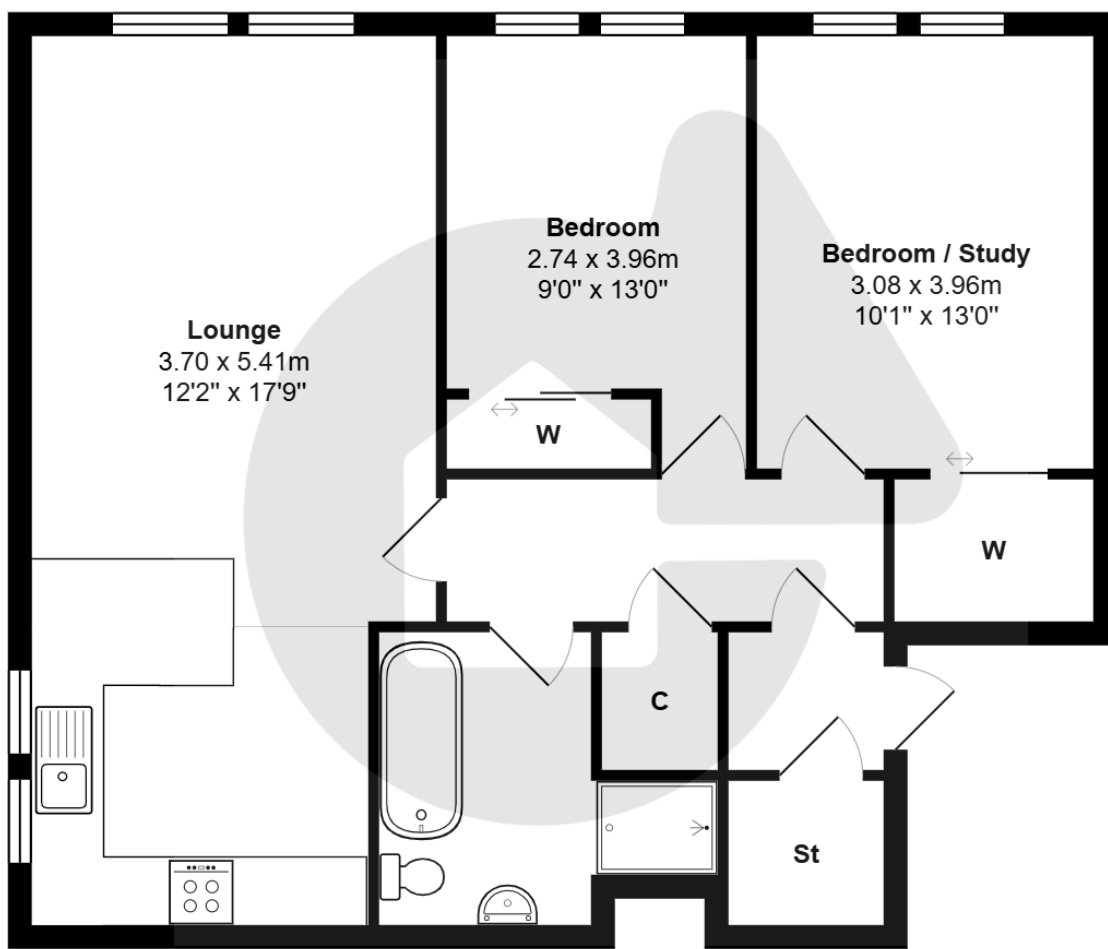
The main bathroom has been further enhanced to provide a quality suite of panel bath, wash hand basin and w.c. and in the recess area is a good size shower enclosure with electric shower.

The property further benefits are modern electric, heating double glazing and security control entry system.



Vendor Comments

Really enjoyed living here as is such a nice building and very quiet neighbours. So handy for access to the city centre.



Total Area: 73.2 m² ... 788 ft²

All measurements are approximate and for display purposes only

Location

Glenborne Court is situated in the centre of Helensburgh town centre which offers ample shopping and leisure facilities, cafes, bars and restaurants. Helensburgh station is on the main Queen Street line with direct services to Glasgow Queen Street and Edinburgh Waverley with Helensburgh Upper Station on the West Highland line. There is a selection of local primary schools, with the reputable Hermitage Academy being the local secondary school. Helensburgh is ideally placed for access to Loch Lomond National Park and the naval bases at Faslane and Coulport and is within commuting distance of Glasgow.





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