



## 48/4 Craigielea Road,, Duntocher, G81 6HT

Offers Over £64,995



\*\*\*BUT TO LET PURPOSES ONLY- THIS IS A TENANTED PROPERTY\*\*\*

Clydebank Estate Agents are delighted to present this well-proportioned two-bedroom first-floor flat at Craigielea Road, Duntocher, Clydebank, offered exclusively to buy-to-let investors. The property benefits from a reliable long-term tenant currently in situ, providing an immediate rental return from the moment of purchase.

- TWO BEDROOM FIRST FLOOR FLAT
- BRIGHT WELL-KEPT LOUNGE
- TWO DOUBLE BEDROOMS
- GAS CENTRAL HEATING
- SECURE DOOR ENTRY
- TENANT IN SITU – IMMEDIATE RENTAL INCOME
- GALLEY STYLE FITTED KITCHEN
- BATHROOM WITH SHOWER OVER BATH
- DOUBLE GLAZING
- COMMUNAL GARDENS

