



OFFERS OVER

£142,000

Cordale Avenue

Dumbarton, G82 4QE

## PROPERTY SUMMARY

\*\*\* CLOSING DATE FRIDAY 20TH FEBRUARY 2026 AT 12:00 NOON \*\*\*

A gorgeous and beautifully presented modern two bedroom End Terrace Villa set within generous garden grounds, offering first time buyers an exceptional blend of contemporary comfort, style and outdoor space. Immaculate throughout and thoughtfully finished, it provides a truly move in ready lifestyle within a welcoming, well kept neighbourhood.

2



1



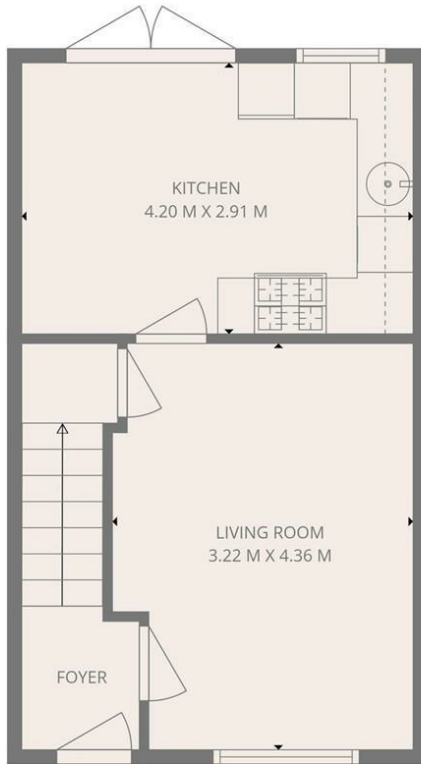
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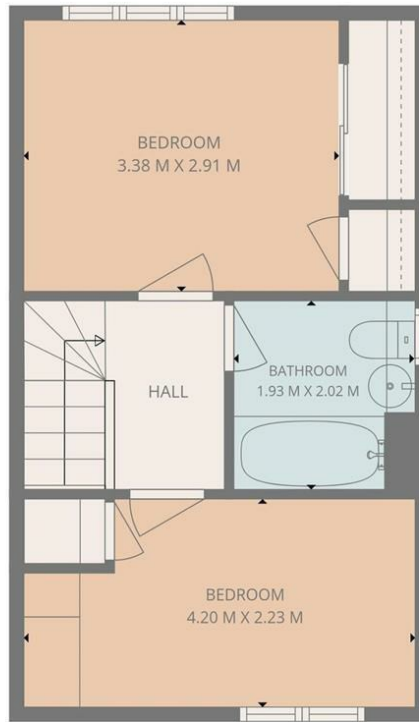








1ST FLOOR



2ND FLOOR

**LOCAL AUTHORITY**  
West Dunbartonshire

**TENURE**  
Freehold

**COUNCIL TAX BAND**  
C

**VIEWINGS**  
By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	71	77
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>Scotland</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



**TOTAL: 62 m<sup>2</sup>**  
1st floor: 31 m<sup>2</sup>, 2nd floor: 31 m<sup>2</sup>  
EXCLUDED AREAS: WALLS: 8 m<sup>2</sup>  
THIS PLAN IS FOR LAYOUT GUIDANCE ONLY AND SHOULD NOT BE RELIED UPON AS FACT



**HAXTON**  
PROPERTY

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