



7

Anderson Court, Helensburgh. G84 8FD





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Completed around six years ago by Persimmon Homes, 7 Anderson Court is a lovely two-bedroom mid-terrace villa located on the west side of Helensburgh within the sought-after Duchess Gait development.

Positioned within a quiet pocket of the development, 7 Anderson Court offers bright and airy accommodation with two allocated parking spaces directly outside. On entering there is a lovely sized lounge which has a useful understairs cupboard. A door from the lounge leads to the kitchen which is fitted with modern gloss units and worktops with a range of integral appliances. Adjoining the kitchen is a handy WC which is also home to the boiler and there is a courtesy door accessing the private garden.

Upstairs the property has two well-proportioned bedrooms with the main bedroom having a handy store cupboard. Completing the upper level is a contemporary bathroom with modern suite and tiling. The property has high performance double glazing, gas central heating and solar panel technology.

Externally the property has an easily maintained private garden with views over neighbouring woodland and as mentioned has two allocated parking spaces to the front, directly outside.

EPC Band B
Council Tax Band D



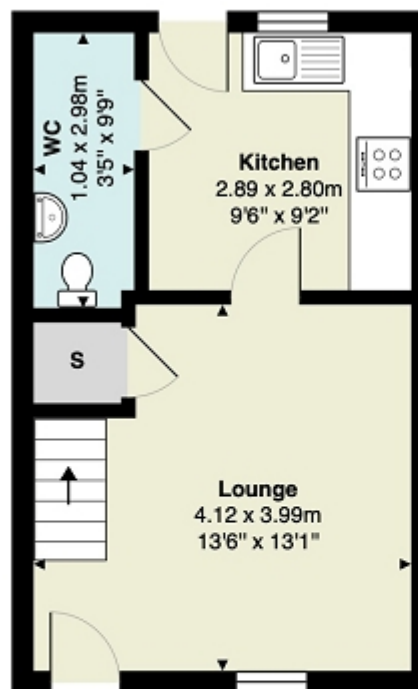
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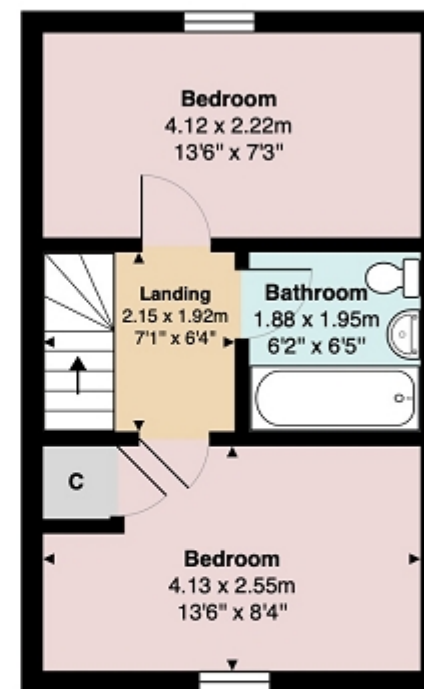


Measurements

Lounge	13' 06" Max x 13' 01" Max or 4.11m Max x 3.99m Max
Kitchen	9' 06" x 9' 02" or 2.90m x 2.79m
WC	9' 09" x 3' 05" or 2.97m x 1.04m
Landing	7' 01" x 6' 04" or 2.16m x 1.93m
Bedroom 1	13' 06" Max x 8' 04" Max or 4.11m Max x 2.54m Max
Bedroom 2	13' 06" x 7' 03" or 4.11m x 2.21m
Bathroom	6' 05" x 6' 02" or 1.96m x 1.88m



Ground Floor



First Floor

All measurements are approximate and for display purposes only

NOTE: These details have been prepared for guidance. If there is any point which you find misleading please contact McArthur Stanton where further information is available. Measurements have been taken from wall to wall, unless otherwise stated, and have been recorded by use of a sonic beam. Services and appliances not tested. Details have been prepared by October 2025. If required, we can arrange for a property market appraisal to be carried out on your existing property.

Contact our office for further details



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