



9

East Dhuhill Drive, Helensburgh, Argyll And Bute. G84 9BE





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Located in a lovely quiet pocket on the upper east side of Helensburgh, 9 East Dhuhill Drive is a well-proportioned four-bedroom detached villa that sits within large mature gardens with a detached garage and private driveway.

East Dhuhill Drive is tucked away off Sinclair Street and offers a lovely tranquil setting with it being a small cul-de-sac of varying house types and styles. Number 9 is a superb size at just shy of 1,900 square feet. Internally a degree of modernisation is required however offers a new owner a blank canvas to make it their own.

EPC Band D

Council Tax Band G



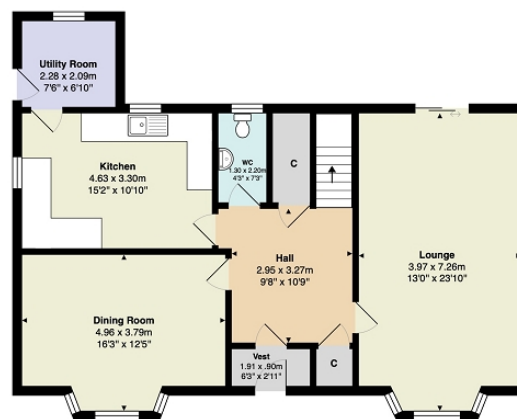
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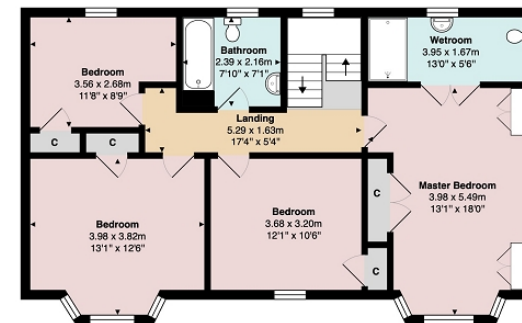


Measurements

Porch	6' 03" x 2' 11" or 1.91m x 0.89m
Hallway	10' 09" Max x 9' 08" Max or 3.28m Max x 2.95m Max
WC	7' 03" x 4' 03" or 2.21m x 1.30m
Lounge	23' 10" Max x 13' 0" Max or 7.26m Max x 3.96m Max
Dining Room	16' 03" Max x 12' 05" Max or 4.95m Max x 3.78m Max
Kitchen	15' 02" x 10' 10" or 4.62m x 3.30m
Utility Room	7' 06" x 6' 10" or 2.29m x 2.08m
Landing	17' 04" Max x 5' 04" Max or 5.28m Max x 1.63m Max
Bedroom 1	18' 0" Max x 13' 01" Max or 5.49m Max x 3.99m Max
En Suite	13' 0" x 5' 06" or 3.96m x 1.68m
Bedroom 2	13' 01" Max x 12' 06" Max or 3.99m Max x 3.81m Max
Bedroom 3	12' 01" x 10' 06" or 3.68m x 3.20m
Bedroom 4	11' 08" Max x 8' 09" Max or 3.56m Max x 2.67m Max



Ground Floor



First Floor

All measurements are approximate and for display purposes only

Contact our office for further details



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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 September 2025. If required, we can arrange for a property market appraisal to be carried out on your existing property.

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