

29 Admiralty Grove, G60 5HY

Offers over £244,995

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Elevate Property Services are delighted to present to market this three-bedroom semi-detached home, situated within the highly sought-after village of Old Kilpatrick. Occupying a substantial corner plot within a quiet cul-de-sac, this well-maintained property offers versatile accommodation ideally suited to modern family living. The home further benefits from an impressive extended family room featuring skylights and direct access to the beautifully maintained outdoor space. Conveniently positioned close to well-regarded schools, local amenities and excellent transport links, early viewing is therefore highly recommended for all interested parties!







Further Information

To the front, the property benefits from a generous private driveway providing convenient off-street parking for a number of vehicles Entry is via a welcoming entrance vestibule, leading into the principal accommodation. A conveniently positioned lower-level W.C. comprises of a wash-hand basin set within a vanity unit and W.C.

The spacious lounge is enhanced by a large front-facing window, allowing natural light to fill the room while overlooking the front garden. The lounge flows through to the contemporary fitted kitchen, creating a practical and sociable layout. The kitchen features an excellent range of wall and base units, complemented by generous worktop surfaces. A breakfast bar incorporates an integrated electric hob and provides additional seating, while further space is available for dining, making this a practical setting for everyday family living. Integrated appliances include a fridge-freezer, eye-level oven, microwave, extractor fan, washing machine and dishwasher. Additional storage is available throughout, while a door provides convenient access to the side garden.

Open plan to the kitchen is the impressive extended family room, undoubtedly one of the home's standout features. Benefiting from skylights and bi-fold doors opening directly onto the garden, the room enjoys excellent natural light throughout and provides a seamless connection between the indoor and outdoor spaces. Offering ample room for additional seating, this versatile area is ideal for relaxing as a family or hosting and entertaining guests.

On the upper level, the property offers three well-proportioned bedrooms, all benefiting from fitted storage. Completing the upper-level accommodation, is a fully-tiled family shower room, comprising of a rainfall shower, wash-hand basin set within a vanity unit and W.C., with additional storage incorporated within the vanity unit.

Externally, the beautifully landscaped garden is undoubtedly another of the property's standout features. Featuring a combination of patio, artificial lawn and decking areas, the garden offers a versatile setting for outdoor dining, entertaining and relaxing. With ample space for children to play and enjoy the warmer months, this attractive outdoor area further enhances the appeal of this family home. The garden extends around the side of the property where there is also an electrical charging port, complementing the generous corner plot and providing a variety of outdoor spaces to enjoy.

Admiralty Grove is situated within the heart of the popular Old Kilpatrick area. The village of Old Kilpatrick is nestled on the banks of the River Clyde and close to the Erskine Bridge. It's known for its Roman heritage, scenic landscapes, and strong community spirit. The area offers a variety of shops, restaurants, bars and amenities making this a perfect base for purchasers. Also, ideally situated within a short distance of highly sought after primary and secondary schooling, this property will particularly appeal to families with children of various ages.

In terms of transportation, Old Kilpatrick is well-connected to Glasgow and other nearby towns and cities. The village has several bus and train routes that provide regular services to Glasgow, Loch Lomond and beyond and is located close to the M8 motorway with excellent travel connections. For those interested in cycling, the village is also situated on the National Cycle Network Route 7, which provides access to some of Scotland's most scenic landscapes.

We would highly recommend an early viewing before it's too late! Viewing by appointment - please contact Elevate Property Services to arrange a suitable time or request further information and a copy of the Home Report.

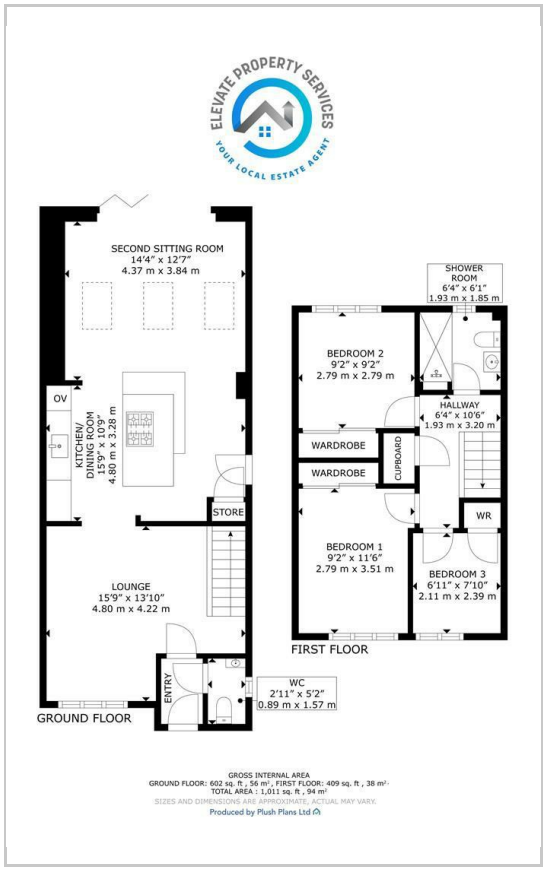
Any areas, measurements or distances quoted are approximate and floorplans are only for illustration purposes and are not to scale. Thank you.

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT.

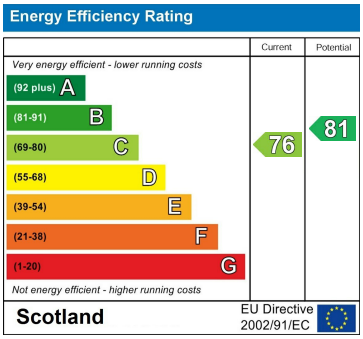
Area Map



Floor Plans



Energy Efficiency Graph



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