



8

Albert Drive, Helensburgh, Argyll And Bute. G84 7HF





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Located within a beautiful, peaceful, established pocket of Helensburgh, 8 Albert Drive is a well-proportioned three-bedroom detached villa that sits within a vast mature corner plot with a detached garage and private driveway.

Internally the property requires a degree of modernisation however has had the advantage of being re-roofed in recent years and the installation of a brand-new boiler within the last year.

On entering there is a welcoming porch and entrance hallway which has two useful store cupboards. The lounge is a superb size with dual aspects over the gardens and offers ample space for a large dining area. The kitchen is fitted with modern white gloss units and has an integral oven, hob and hood. The kitchen also has a larder cupboard and a courtesy door accessing the garden. Completing the ground floor is the third bedroom and modern shower room.

Upstairs the property has two further bedrooms both of which are a great size and have in-built storage. Additional store cupboards are also available on the landing. The property is double glazed throughout and as mentioned has a new boiler installed and has been re-roofed.

Externally 8 Albert Drive sits within the most wonderful mature corner plot which is vast in size. Due to the size of the gardens, it offers potential to extend the existing property if required (subject to relevant planning consents). The property also has a detached garage and private driveway.

EPC Band D
Council Tax Band E



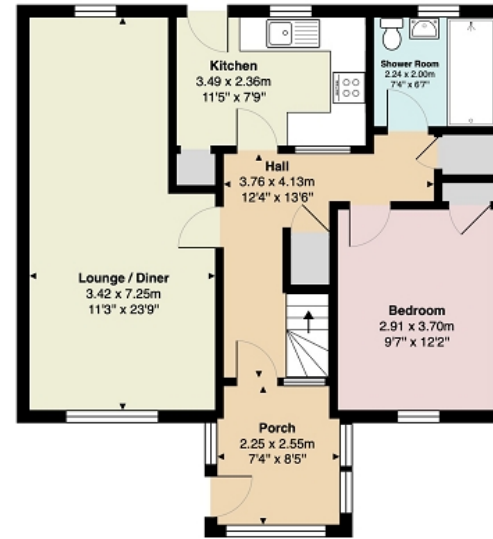
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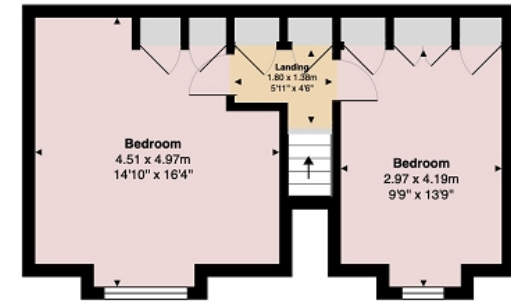


Measurements

Porch	8' 05" Max x 7' 04" Max or 2.57m Max x 2.24m Max
Hallway	13' 06" Max x 12' 04" Max or 4.11m Max x 3.76m Max
Lounge/diner	23' 09" Max x 11' 03" Max or 7.24m Max x 3.43m Max
Kitchen	11' 05" x 7' 09" or 3.48m x 2.36m
Bedroom 3	12' 02" x 9' 07" or 3.71m x 2.92m
Shower Room	7' 04" x 6' 07" or 2.24m x 2.01m
Landing	5' 11" Max x 4' 06" Max or 1.80m Max x 1.37m Max
Bedroom 1	16' 04" Max x 14' 10" Max or 4.98m Max x 4.52m Max
Bedroom 2	13' 09" Max x 9' 09" Max or 4.19m Max x 2.97m Max



Ground Floor



First Floor

All measurements are approximate and for display purposes only

Contact our office for further details



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 April 2026. If required, we can arrange for a property market appraisal to be carried out on your existing property.

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