

47 2-1 Castlegreen Street, Dumbarton,
G82 1JD



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Offers over
£63,500

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Description

Large bright and airy **ONE BEDROOM TOP FLOOR FLAT** located on Castlegreen Street, Dumbarton East. This well-proportioned property has excellent room sizes, a modern kitchen with appliances, fitted bathroom and good storage throughout. Dumbarton Castle and Dumbarton F.C Stadium and local supermarkets are all a short level walk as are numerous food outlets and Dumbarton East Rail Station.

Accommodation: Entrance hallway with storage cupboard off, large lounge retaining many traditional features, focal wall with three-part bay window and shelved alcove. Light grey coloured carpeting and co-ordinated decorative finishes. Modern fitted kitchen accessed off lounge, comprising grey high gloss wall and base mounted units, integrated 4 ring hob, electric oven and extractor hood, washing machine and free-standing fridge-freezer, stainless steel sink and drainer with mixer tap assembly, splash backs and matching worksurfaces.

Large rear facing double bedroom with uPVC double glazed window assembly overlooking garden area, handy storage cupboard, there is ample room for free standing furniture, carpeted flooring.

Bathroom comprising bath with shower mixer tap and dispenser head, close couple W.C and wash hand basin. Easy clean wet wall with emulsion finish to remainder.

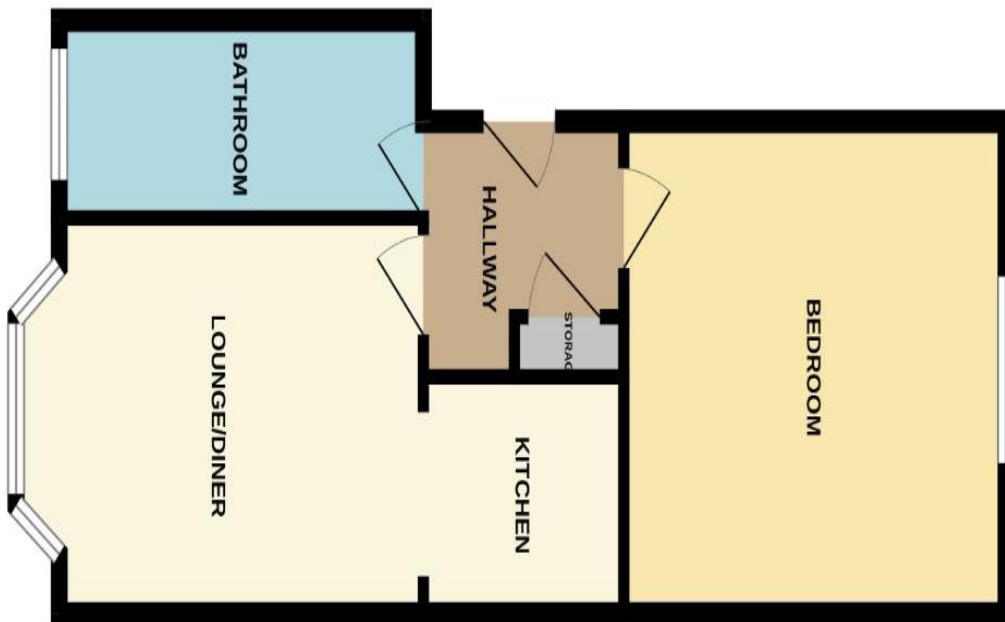
Tidy communal rear gardens grounds with pathway, bin enclosures, car parking is facilitated on street.

Additional Benefits: D.G and G.C.H, the property is sold with current reg's smoke and heat detectors and white goods.

We recommend early viewing to avoid disappointment. **An ideal BTL Turnkey or FTB option.**

EPC:C74:1100-2225-0522-2096-1663 **THE HOME REPORT IS AVAILABLE FROM OUR OWN WEBSITE or RIGHTMOVE.**

Floorplan & Room Sizes



Lounge to Bay Window 3.02m x 4.32m (9'11" x 14'2")

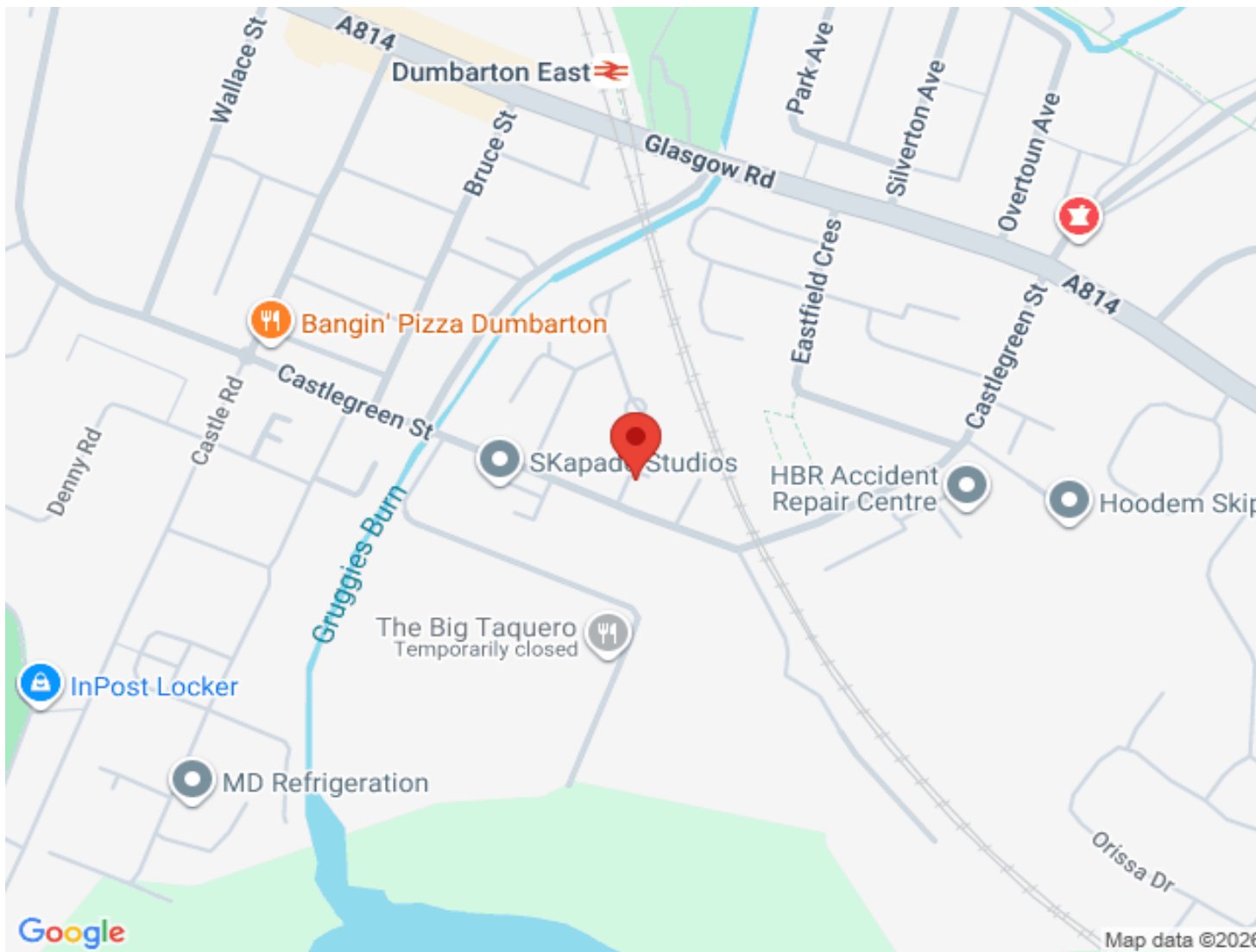
Kitchen 1.81m x 2.13m (5'11" x 7'0")

Bedroom 3.76m x 4.06m (12'4" x 13'4")

Bathroom 1.51m x 3.87m (5'0" x 12'8")







To view a copy of the home report please visit our website www.sbproperty.co.uk

PLEASE NOTE

These property details are set out as a general guideline only. They do not constitute any part of an offer or contract.

MEASUREMENTS: All measurements are taken with an electronic digital measuring device. We strongly advise all prospective purchasers take their own measurements before ordering carpets, blinds, furniture etc. **APPLIANCES:** The electrical, gas powered appliances and heating systems have not been tested as working by us, we recommend that you instruct your own independent evaluation of these. **FIXTURES AND FITTINGS:** All fixtures and fittings mentioned in these particulars are included in the sale. All others in the property are specifically excluded. These particulars are believed to be correct, however their accuracy cannot be guaranteed.



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