



OFFERS OVER

£295,000

Townend Road

Dumbarton, G82 2AS

PROPERTY SUMMARY

Seldom available and occupying a prominent position within a sought-after residential setting, this outstanding traditional detached three-bedroom bungalow presents a rare opportunity to acquire a substantial home of enduring character, generous proportions and timeless appeal. The handsome red sandstone façade, elegant bay-windowed frontage and decorative roof detailing immediately convey a sense of architectural quality, while the generous, meticulously maintained gardens, detached garage and dual-access private driveway reflect the exceptional standard of care with which the property has been maintained. Offering highly versatile family accommodation across one level, the property effortlessly combines beautifully preserved period features with thoughtfully updated interiors, creating a home equally suited to modern family living and relaxed entertaining.

3



1



2











TOTAL: 111 m²
 1st floor: 111 m²
 EXCLUDED AREAS: WALLS: 8 m²

THIS PLAN IS FOR LAYOUT GUIDANCE ONLY AND SHOULD NOT BE RELIED UPON AS FACT

LOCAL AUTHORITY
 West Dunbartonshire

TENURE
 Freehold

COUNCIL TAX BAND
 F

VIEWINGS
 By prior appointment only

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			77
(55-68) D		62	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
Scotland		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



HAXTON
 PROPERTY

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