

McArthur Stanton
Letting & Estate Agents

19

Lever Road, Helensburgh, Argyll And Bute. G84 9DS

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Located within a sought-after and very peaceful pocket of the Glade Estate, 19 Lever Road is a well-proportioned three-bedroom detached villa that sits within a gorgeous mature plot that offers a high degree of privacy from neighbouring properties.

Having been owned by the current owners for fifty-six years, 19 Lever Road has been immaculately maintained and is a blank canvas for a new vendor to make their own. Deceptive in size the internal accommodation is over 925 square feet.

On entering there is a welcoming entrance hallway which has a handy store cupboard with the potential to be converted into a ground floor WC. The lounge is positioned to the front of the property and has aspects over the private front garden and Lever Road itself from the large picture window. A door from the lounge leads to a separate dining room with views over the rear garden. The kitchen is also positioned to the rear of the property and is fitted with a selection of units, worktops and has ample space for free-standing white-goods and a courtesy door accessing outside.

Upstairs the property has three bedrooms all of which have built-in storage. The principle and second bedroom are excellent sized doubles and the third is a good-sized single, ideal for using as a home office or nursery. Completing the upper level is a modern shower room. Double glazing and gas central heating are provided throughout.

Externally 19 Lever Road sits within beautiful gardens that have various spots to sit and enjoy the sunshine in the summer months. There is a summer house and an attached garage with automatic roller door to the front and a pedestrian door to the rear. A private driveway is also available with additional on-street parking available directly outside.

EPC Band D, Council Tax Band E

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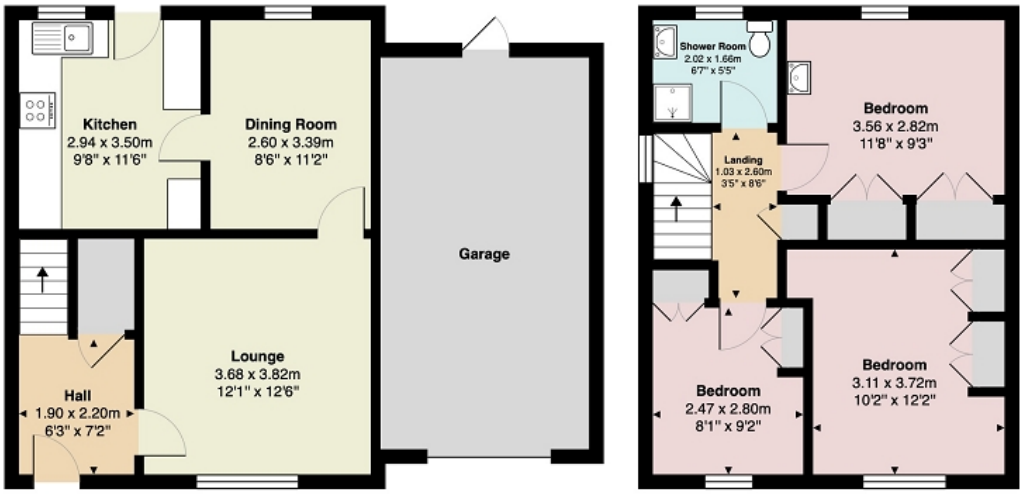






Measurements

Hallway	7' 02" x 6' 03" or 2.18m x 1.91m
Lounge	12' 06" x 12' 01" or 3.81m x 3.68m
Dining Room	11' 02" x 8' 06" or 3.40m x 2.59m
Kitchen	11' 06" x 9' 08" or 3.51m x 2.95m
Landing	8' 06" x 3' 05" or 2.59m x 1.04m
Bedroom 1	12' 02" Max x 10' 02" Max or 3.71m Max x 3.10m Max
Bedroom 2	11' 08" x 9' 03" or 3.56m x 2.82m
Bedroom 3	9' 02" Max x 8' 01" Max or 2.79m Max x 2.46m Max
Shower Room	6' 07" x 5' 05" or 2.01m x 1.65m



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

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