

1 Eriskay Place, Old Kilpatrick, G60 5AS

Offers over £269,995

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Elevate Property Services are delighted to present this impressive three-bedroom detached bungalow, set on a substantial plot within the ever-popular area of Old Kilpatrick to market. Offering well-planned and versatile accommodation, this appealing home provides an excellent balance of comfort, flexibility and privacy. Rarely available to the market and ideally positioned close to a wide range of local amenities and excellent transport links, early viewing is highly recommended for all interested parties.







Further Information

To the front, the property enjoys a mature garden, mainly laid to lawn, alongside a mono-block multi-car driveway which leads to a substantial garage. Entry to the home is via the side of the property leading into the welcoming reception hallway.

Positioned to the front of the property, the beautifully presented lounge features a large window which floods the room with natural light while offering pleasant views to the front. French doors open into the hallway, further enhancing the sense of openness and creating an inviting setting for both relaxing and entertaining.

The well-appointed fitted kitchen features an excellent range of wall and base units, complemented by a convenient breakfast bar and direct access to the rear garden. Integrated appliances include a gas hob and eye-level oven, while ample space is available for further freestanding appliances, including an American-style fridge-freezer. There is also direct access to the side of the property, providing convenient access to the front and rear gardens.

The spacious principal bedroom benefits from a large window and good built-in storage. Two additional versatile bedrooms are available, one of which is currently utilised as a dining room/second reception room. Completing the accommodation is a fully tiled shower room comprising a shower cubicle with electric shower, vanity unit with good storage and W.C.

Externally, the rear garden is exceptional in size and has been beautifully maintained. Featuring a combination of patio and lawn areas, together with additional garden space extending around the side of the property, this attractive outdoor area offers an excellent setting for families, outdoor entertaining or simply relaxing during the warmer months. The property further benefits from a substantial garage and separate garden shed, offering excellent additional storage.

This charming property 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 walking distance of highly sought after primary and secondary schooling, this property will particularly appeal to families with children of various ages.

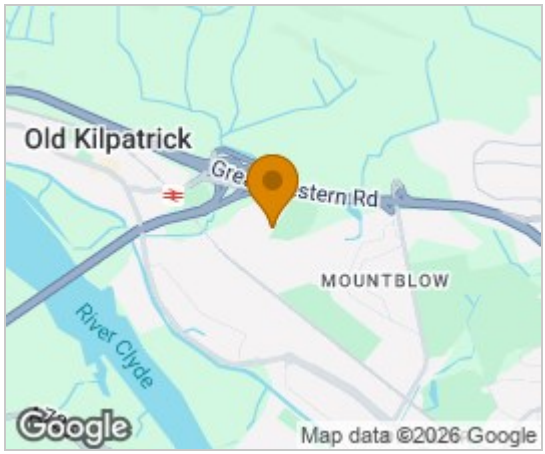
In terms of transportation, Old Kilpatrick is well-connected to Glasgow and other nearby towns and cities. The village has several bus and train routes that provide regular services to Glasgow, Loch Lomond and beyond and is located close to the M8 motorway with excellent travel connections. For those 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.

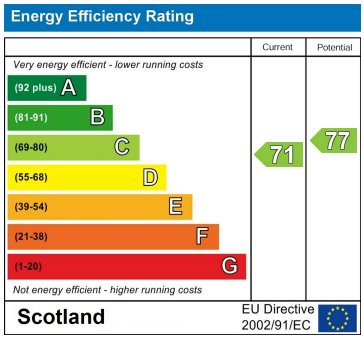
Area Map



Floor Plans



Energy Efficiency Graph



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