



41 Clarence Crescent, Clydebank, G81 2DP

Offers over £204,995



Elevate Property Services are delighted to present this beautifully presented three-bedroom mid-terrace home to market. Situated within the highly sought-after Barratt Homes development in central Clydebank, this impressive property is offered in true walk-in condition and provides stylish, well-balanced accommodation throughout. Sure to appeal to first-time buyers, young families and a variety of purchasers alike, early viewing is highly recommended for all interested parties.



Further Information

Externally, the property benefits from an allocated parking space, ample on-street parking, and an attractive low-maintenance front garden. Entry is via a modern uPVC front door into a welcoming reception hallway, providing access to all accommodation.

Positioned to the rear of the home, the bright and spacious lounge with additional space for dining is enhanced by French doors opening directly onto the rear garden, allowing natural light to flood the room while creating a seamless connection between the indoor and outdoor living spaces. The contemporary kitchen is located to the front of the property and features an excellent range of wall and base units, complemented by generous worktop space. Integrated appliances include a gas hob, oven, grill and extractor hood while additional space is available for a freestanding fridge-freezer. Adjacent to the kitchen is a practical utility area with space for washer/dryer, together with a convenient cloakroom comprising a vanity unit incorporating a wash-hand basin and W.C.

On the upper level are three well-sized bedrooms, one benefiting from excellent fitted storage, while additional storage is available within the attic. Completing the accommodation is a modern, partially-tiled family bathroom comprising a bath with overhead shower, wash-hand basin and W.C.

Externally, the property enjoys an allocated parking space together with a beautifully landscaped, fully enclosed rear garden. Arranged over two levels, this attractive outdoor space has been thoughtfully designed with ease of maintenance in mind and provides an ideal setting for relaxing, entertaining or enjoying the warmer months. Its enclosed design also creates a safe environment for children and pets.

For those that enjoy shopping, this property is located within walking distance of popular retail units at Clyde Shopping Centre, Clyde Retail Park and Great Western Retail Park. Excellent transport links are also available with Singer and Clydebank train stations, major bus routes and the new Renfrew Bridge at hand. Also, close to Clydebank Health and Care Centre, Clydebank Leisure Centre and West College Scotland (Clydebank Campus) making this location a popular choice for many purchasers.

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.

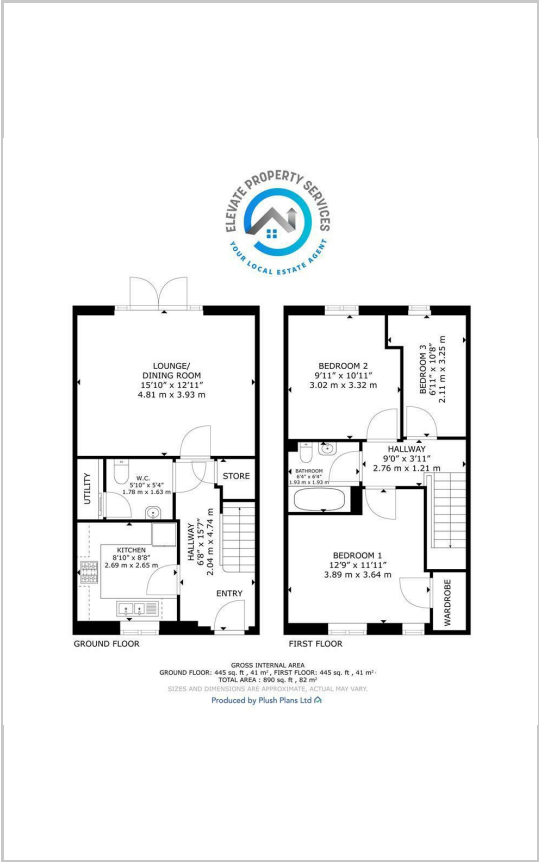
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Area Map



Floor Plans



Energy Efficiency Graph

