



**McArthur  
Stanton**  
Letting & Estate Agents

# Glenstrae House

8 East Argyle Street, Helensburgh, Argyll And Bute. G84 7RR

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Located just north of Helensburgh's vibrant town centre, Glenstrae House, 8 East Argyle Street is a superbly proportioned four-bedroom upper conversion that requires a degree of modernisation and upgrading.

Offering around 1,400 square feet of living space the property retains a wealth of period features throughout including detailed cornicing and woodwork. The property is entered at the ground level of the building where there is a private internal staircase leading to the first floor. The lounge is vast in size and has a large south facing bay window which has detailed cornicing and ample space for a dining table and chairs if required. The kitchen is fitted with traditional style units and worktops. There is a range of integral appliances and lots of space for free-standing white goods. Completing the first level of the property is the principle bedroom and large family bathroom which has a bath and separate shower cubicle.

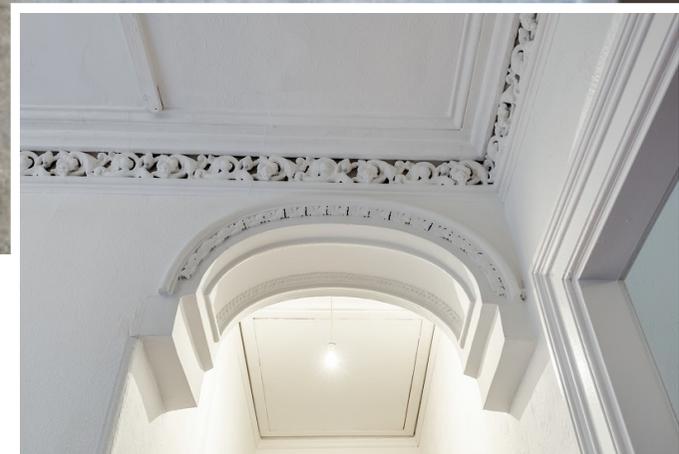
The upper level of the property has three further bedrooms two of which have amazing views over Helensburgh town centre and the Firth of Clyde. As mentioned, the property does require a degree of modernisation both internally and externally including some roof works which is reflected within the competitive home report valuation.

Externally the property has an area of private garden, a detached garage and parking shared with one other property. The location is ideal with all of Helensburgh's fabulous amenities on the door step including Helensburgh Central train station which offers services to Glasgow, Edinburgh and beyond.

EPC Band D  
Council Tax Band E



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## Measurements

Entrance Hall	7' 10" x 6' 04" or 2.39m x 1.93m
Hallway	13' 02" x 3' 06" or 4.01m x 1.07m
Lounge	20' 03" Max x 17' 05" Max or 6.17m Max x 5.31m Max
Kitchen	13' 06" Max x 12' 05" Max or 4.11m Max x 3.78m Max
Bathroom	11' 02" Max x 9' 0" Max or 3.40m Max x 2.74m Max
Bedroom 1	15' 02" Max x 13' 09" Max or 4.62m Max x 4.19m Max
Landing	8' 03" x 2' 11" or 2.51m x 0.89m
Bedroom 2	16' 08" x 8' 11" or 5.08m x 2.72m
Bedroom 3	9' 11" Max x 9' 0" Max or 3.02m Max x 2.74m Max
Bedroom 4	9' 11" x 8' 03" or 3.02m x 2.51m



All measurements are approximate and for display purposes only

Contact our office for further details



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

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