



6

Douglas Drive East, Helensburgh, Argyll And Bute. G84 9BG





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6 Douglas Drive East is a superbly proportioned four-bedroom detached villa, tucked away off Sinclair Street the location offers an extremely quiet setting with beautiful mature south facing gardens.

Internally the property does require a degree of modernisation however offers fantastic dimensions of around 1,600 square feet of living space. On entering there is a welcoming hallway which has a useful store cupboard and modern WC. The property has three public rooms, a formal lounge with dual aspects overlooking the front garden, a dining room and a lovely sun room/conservatory which has a door leading to the rear garden. The kitchen is fitted with modern units and worktops. There is a range of integral appliances, space for free-standing white goods and a breakfast bar ideal for informal dining. The kitchen also has a courtesy door accessing outside.

Upstairs the property has four excellent sized bedrooms two of which have far reaching views over Helensburgh and the Clyde Estuary. There is a modern shower room which has a large walk-in enclosure. Additional storage is also available on the landing.

Externally the property sits within beautiful mature gardens which have an area of lawn, large plants and shrubs and lovely colourful borders. The garden is a really private space with lots of privacy from neighbouring properties. To the front is a private driveway and large attached garage.

EPC Band E  
Council Tax Band F



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## Measurements

Hallway	15' 06" Max x 11' 01" Max or 4.72m Max x 3.38m Max
WC	5' 05" x 4' 03" or 1.65m x 1.30m
Lounge	16' 03" x 12' 11" or 4.95m x 3.94m
Dining Room	13' 10" x 13' 02" or 4.22m x 4.01m
Conservatory	13' 0" x 7' 07" or 3.96m x 2.31m
Kitchen	13' 03" x 9' 03" or 4.04m x 2.82m
Landing	6' 11" Max x 6' 09" Max or 2.11m Max x 2.06m Max
Bedroom 1	14' 0" x 13' 0" or 4.27m x 3.96m
Bedroom 2	13' 05" x 12' 10" or 4.09m x 3.91m
Bedroom 3	13' 01" x 10' 10" or 3.99m x 3.30m
Bedroom 4	9' 05" x 9' 01" or 2.87m x 2.77m
Shower Room	6' 08" x 5' 10" or 2.03m x 1.78m



Ground Floor

First Floor

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 July 2025. If required, we can arrange for a property market appraisal to be carried out on your existing property.

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