



2 Bedrooms

Flat

Offers Over

£119,500

Located in

Clydebank



<https://www.caledoniabureau.co.uk/>



9 Lilac Avenue

Clydebank | | G81 4NZ



A delightful and well-presented two bedroom upper cottage flat within a popular and sought after residential pocket.

9 Lilac Avenue

£119,500 Freehold



- The finest Upper Cottage Flat available
- Two Double Bedrooms
- Superb presentation throughout
- Early viewing recommended



TOTAL: 68 m²
 1st floor: 68 m²
 EXCLUDED AREAS: WALLS: 5 m²

THIS PLAN IS FOR LAYOUT GUIDANCE ONLY AND SHOULD NOT BE RELIED UPON AS FACT



Council Tax Band

Local Authority

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	EU Directive 2002/91/EC	

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