

18 Upland Road

GARELOCHHEAD, HELENSBURGH, G84 0BH



*IMMACULATELY FINISHED THREE BED
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Occupying a pleasant position within a residential cul-de-sac, this modern ex local authority mid-terraced villa is presented to the marketplace enhanced with quality double glazing and a system of gas-fired central heating. The subjects extend to the entrance porch and hallway leading to an L-shaped lounge with an outlook to the front and having at its focal point a feature fireplace marble hearth. The inner hallway has stairs giving way to the upper floor, useful under stair storage cupboard and cloakroom with WC and wash hand basin. There is a door giving way to the rear garden and a sizeable kitchen with built-in pantry and dining recess.

Completely modernised throughout the spacious lounge provided flexible accommodation for various furniture configurations and a large window to front. The modern, well-equipped dining kitchen benefits from new flooring and access to the rear garden which benefits from new fencing and access to a communal children's play park. The upper accommodation consists of a modernised family bathroom with wet-wall finish and three generously proportioned bedrooms which have all been redecorated and carpeted in keeping with the rest of the property.

The Lounge











Bedroom 1





Bedroom 2

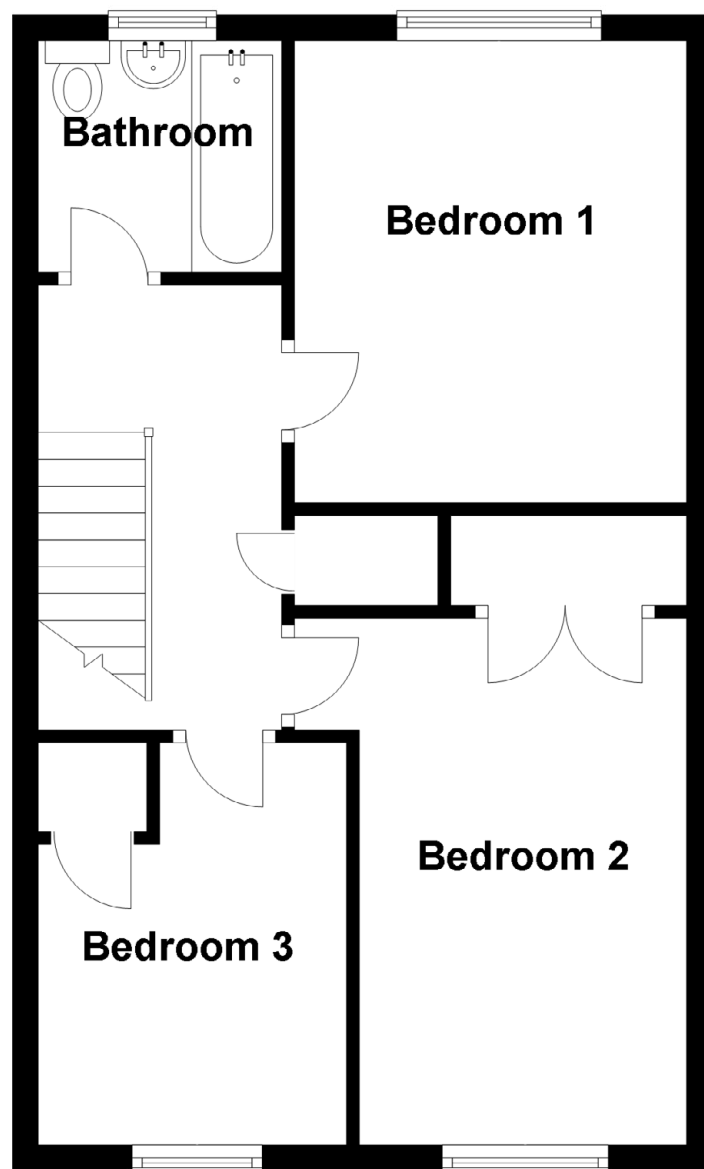
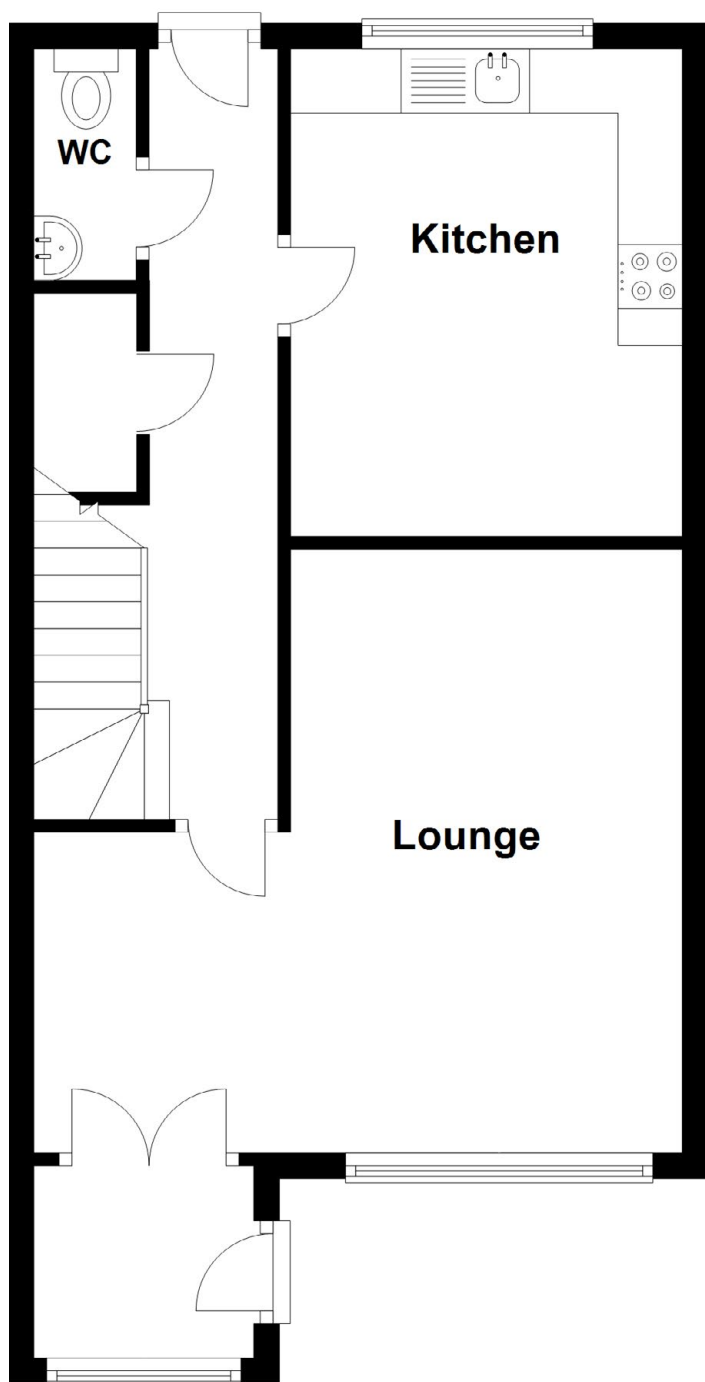




Bedroom 3







Approximate Dimensions

(Taken from the widest point)

Lounge	5.05m (16'7") x 4.70m (15'5")
Kitchen	3.80m (12'6") x 3.05m (10')
WC	1.80m (5'11") x 0.90m (2'11")
Bathroom	1.90m (6'3") x 1.80m (5'11")
Bedroom 1	3.60m (11'10") x 3.20m (10'6")

Bedroom 2	4.25m (13'11") x 2.55m (8'4")
Bedroom 3	3.30m (10'10") x 2.40m (7'11")
Gross internal floor area (m ²): 87m ²	
EPC Rating: D	



A stunning example of an extensively upgraded property with generous gardens and flexible living accommodation this is sure to attract a lot of attention when on the market. Early viewing is strongly recommended.





Garelochhead is a small town on the Gare Loch in Argyll and Bute, Scotland. It is the nearest town to the HMNB Clyde naval base. Garelochhead lies seven miles north-west of Helensburgh. Loch Lomond is a few miles to the east, and Loch Long to the west.

There is a local train station and a regular bus service to surrounding areas.

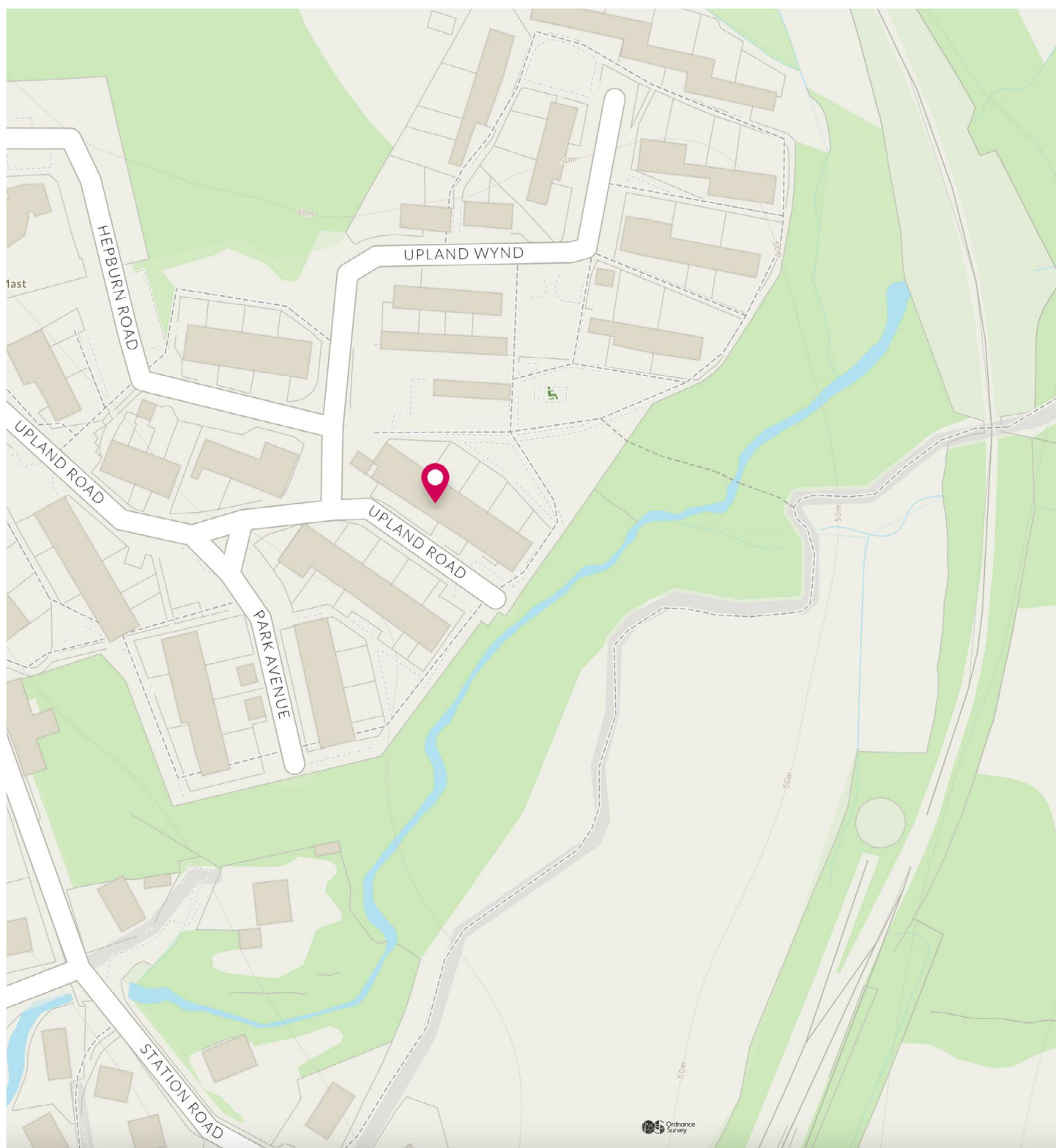


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