

6 Levencroft Mews

GEORGE STREET, BONHILL, ALEXANDRIA, G83 9JL



*A GREAT HOME FOR ANY YOUNG COUPLE OR AN
IDEAL BUY-TO-LET INVESTMENT PROPERTY*



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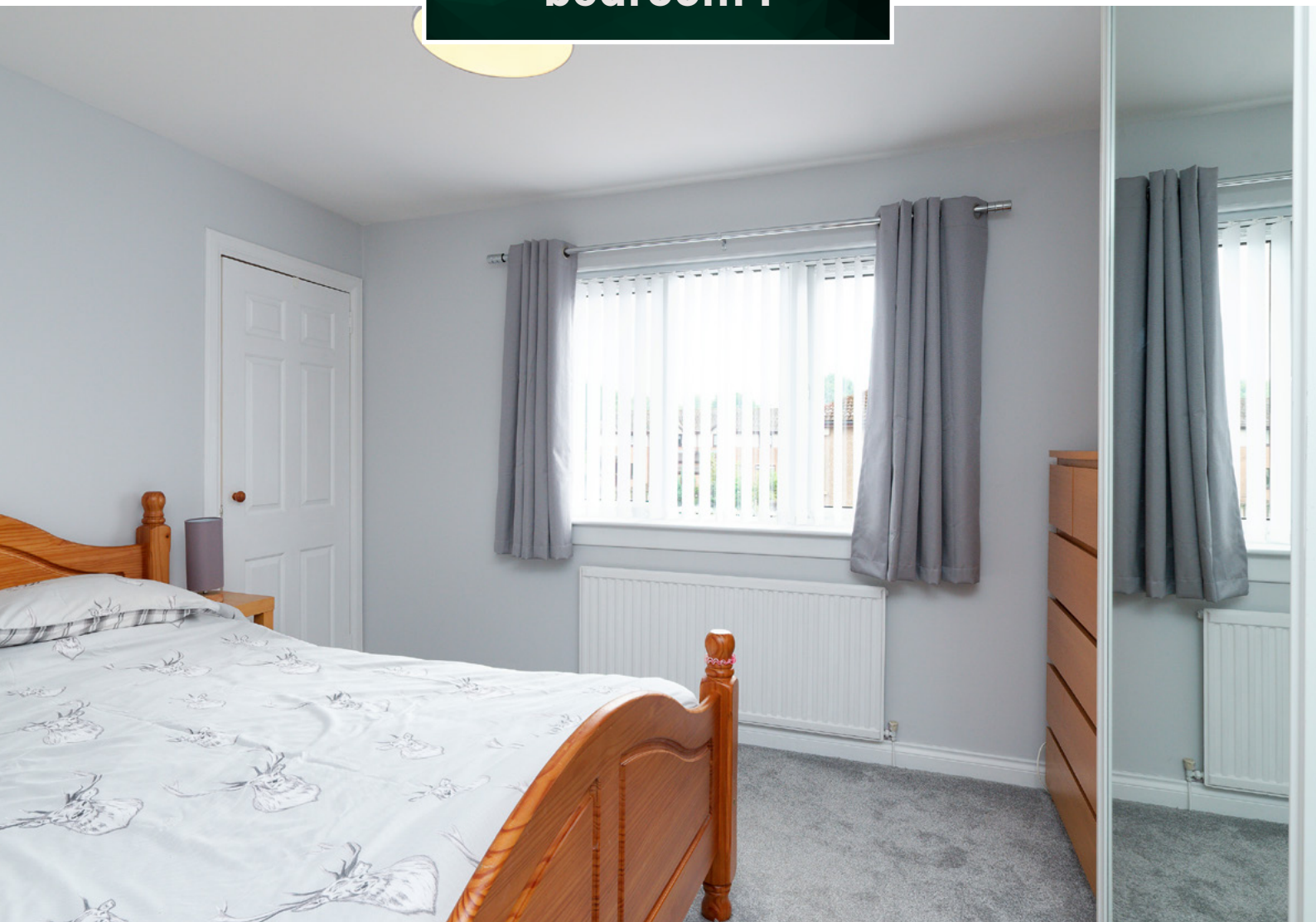
We are delighted to bring to the market this fantastic two bedroom mid-terrace family home. Set in a quiet cul-de-sac in a popular area, close to the stunning scenery of Loch Lomond. The location offers a great quality of life, whilst the property caters well for a couple or small family. Accommodation comprises a bright and spacious lounge with excellent space for two sofa's. The shape of the room affords the occupiers an excellent range of furniture configuration options. The kitchen/diner is bright, finished in a range of natural wood units, with a gas hob, electric oven and grill, and space for a free-standing washing machine and fridge freezer. The patio doors allow natural light to flood the dining area and lead out beautifully to the secure pet and child-friendly back garden. The tiled family bathroom looks great and contains a bath to soak away the aches and pains of a hard day's work and an electric shower for speed, economy and convenience. There will never be a shortage of instant hot water for refreshing showers in this lovely home. There are two good sized bedrooms, both with plenty of room for free-standing furniture and an abundance of natural light streaming in. The master has built-in mirrored wardrobes that bounce the light around and offer excellent storage to keep the bedroom clutter-free at all times.







bedroom 1





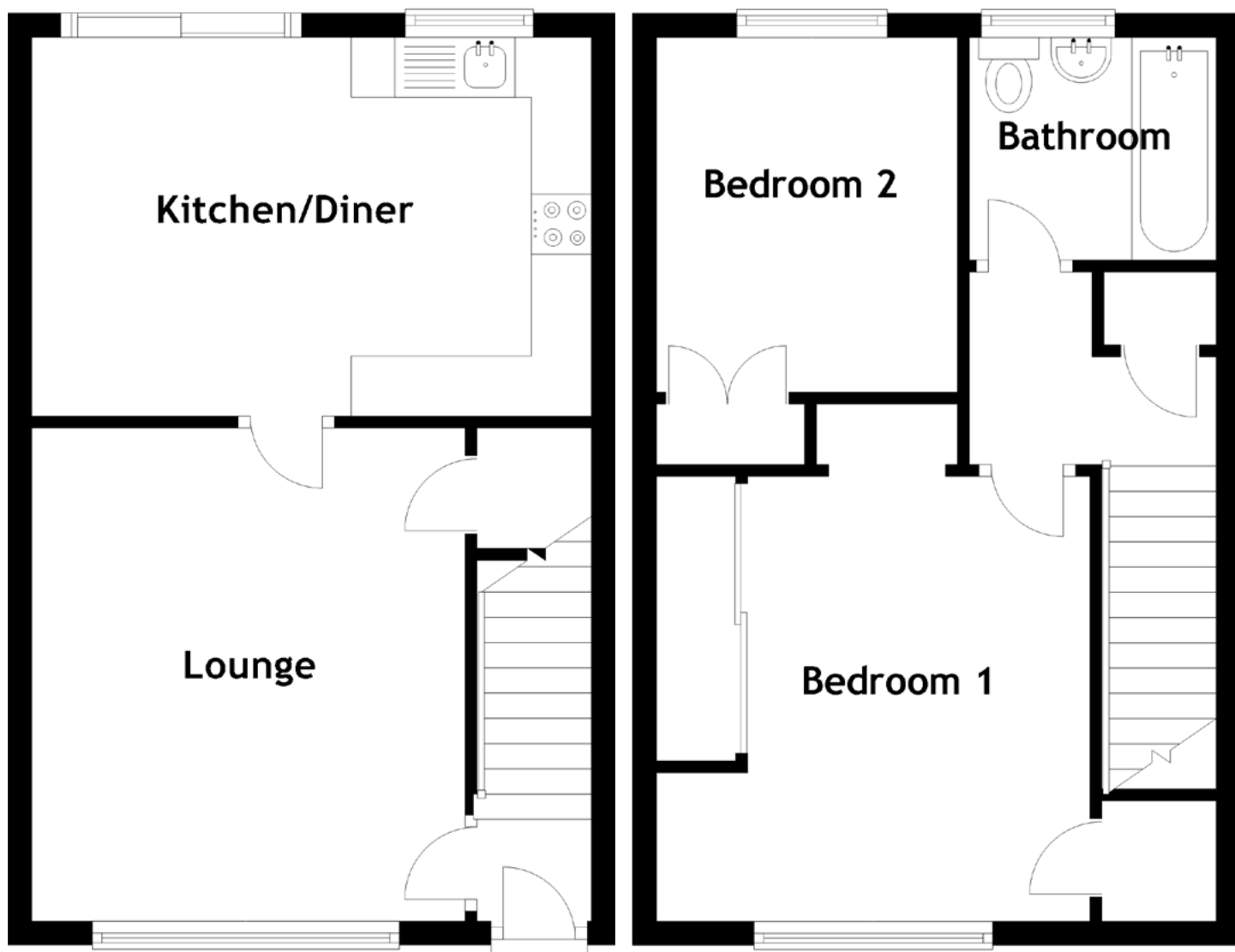
bedroom 2





bathroom



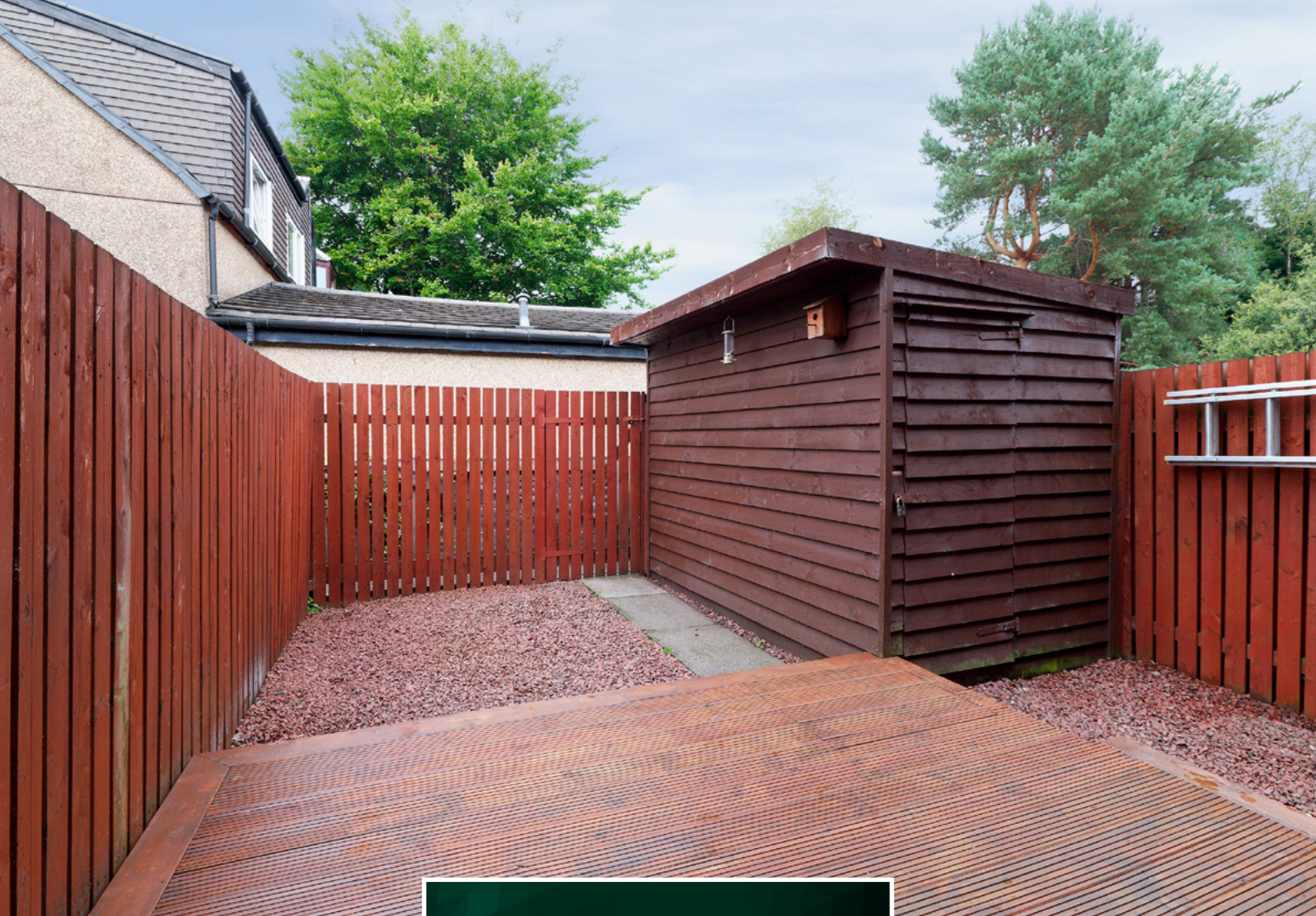


Approximate Dimensions
(Taken from the widest point)

Kitchen/Diner	4.65m (15'3") x 3.15m (10'4")
Lounge	4.10m (13'5") x 3.60m (11'10")
Bedroom 1	3.80m (12'6") x 3.60m (11'10")
Bedroom 2	2.95m (9'8") x 2.50m (8'2")
Bathroom	2.05m (6'9") x 1.85m (6'1")

Gross internal floor area (m²): 69m²

EPC Rating: D



the garden

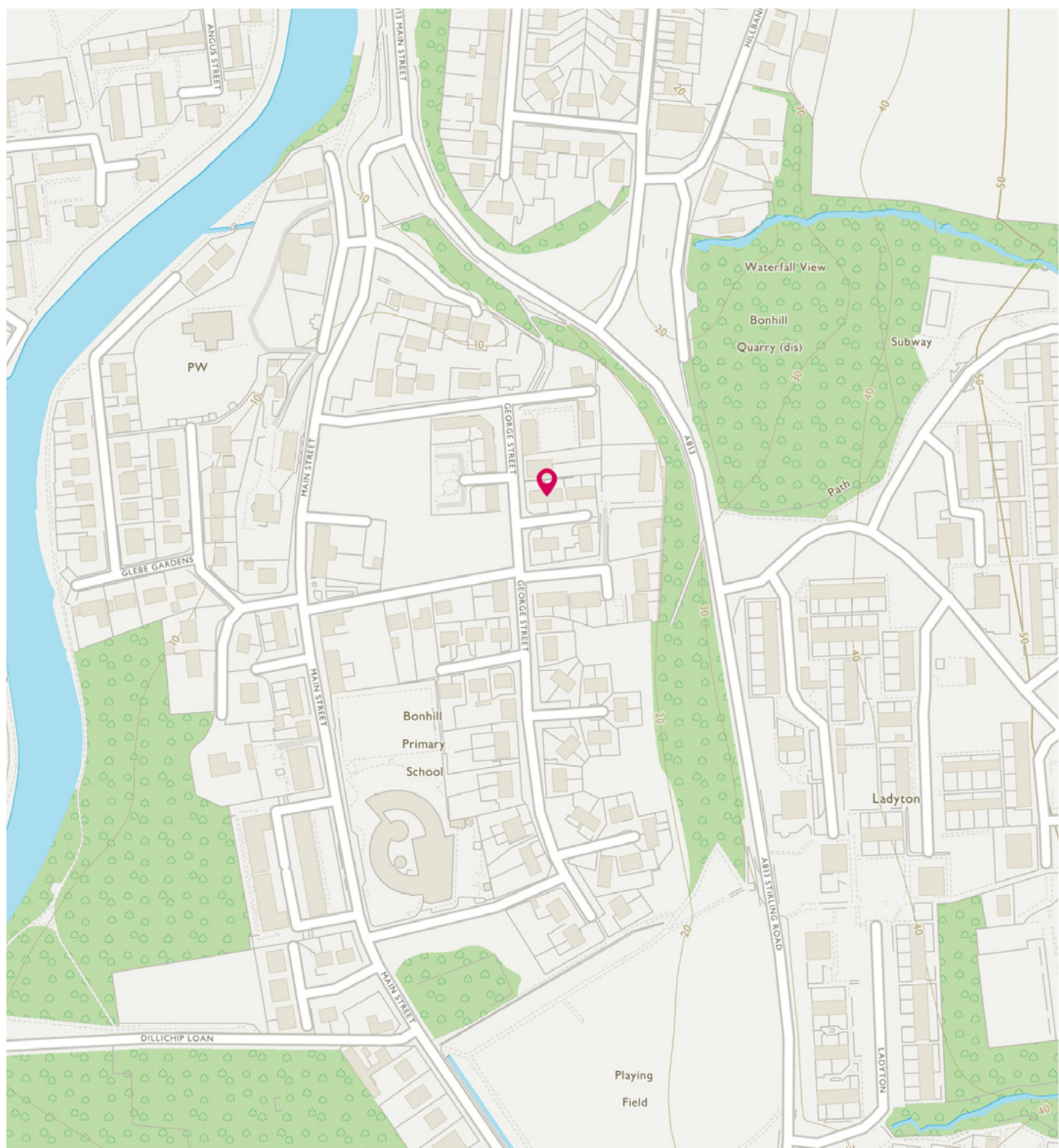




Levencroft Mews is set in a peaceful and quiet cul de sac location where nearby residents can easily access an extensive range of amenities within Alexandria, Dumbarton and Balloch centres to cater for everyday requirements.

Locally, schooling, shopping and recreational facilities are accessible and both bus and train services allow access to all surrounding areas and destinations further afield, including Glasgow City Centre. In the village of Balloch, one can appreciate the beautiful scenery at Loch Lomond and Trossachs National Country Park and also utilise the much-publicised facilities at Lomond Shores tourist and retail development. The Vale of Leven and Dumbarton Golf Club are within close proximity.

The Location



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