

Flat 14, 114 East Clyde Street

HELENSBURGH, WEST DUNBARTONSHIRE, G84 7AH



*STUNNING ONE-BED FLAT IN EXCLUSIVE
DEVELOPMENT CLOSE TO ALL CENTRAL AMENITIES*



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A stunning traditional top floor flat within this highly desirable and popular development. The property has been fully redecorated by the present proprietor offering an impressive fresh, modern, and contemporary feel.

The stylish accommodation comprises, security entry, reception hallway, beautiful lounge, fabulous dining sized kitchen, double bedroom, and modern bathroom.

With modern beige carpeting throughout the hallway, lounge, and bedroom areas the property has a flowing and cosy feel to it with fresh decoration throughout - it is truly in walk-in condition. The dining kitchen benefits from quality laminate flooring, ample base and wall-mounted units with built in electric hob and oven, free-standing washing machine, dishwasher and under-counter fridge. The bedroom is generously proportioned with fantastic views across the firth of Clyde. The modern bathroom has new grey vinyl flooring, a contemporary white suite, white tiled walls and electric shower contained within a quality shower cabinet.

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The Lounge



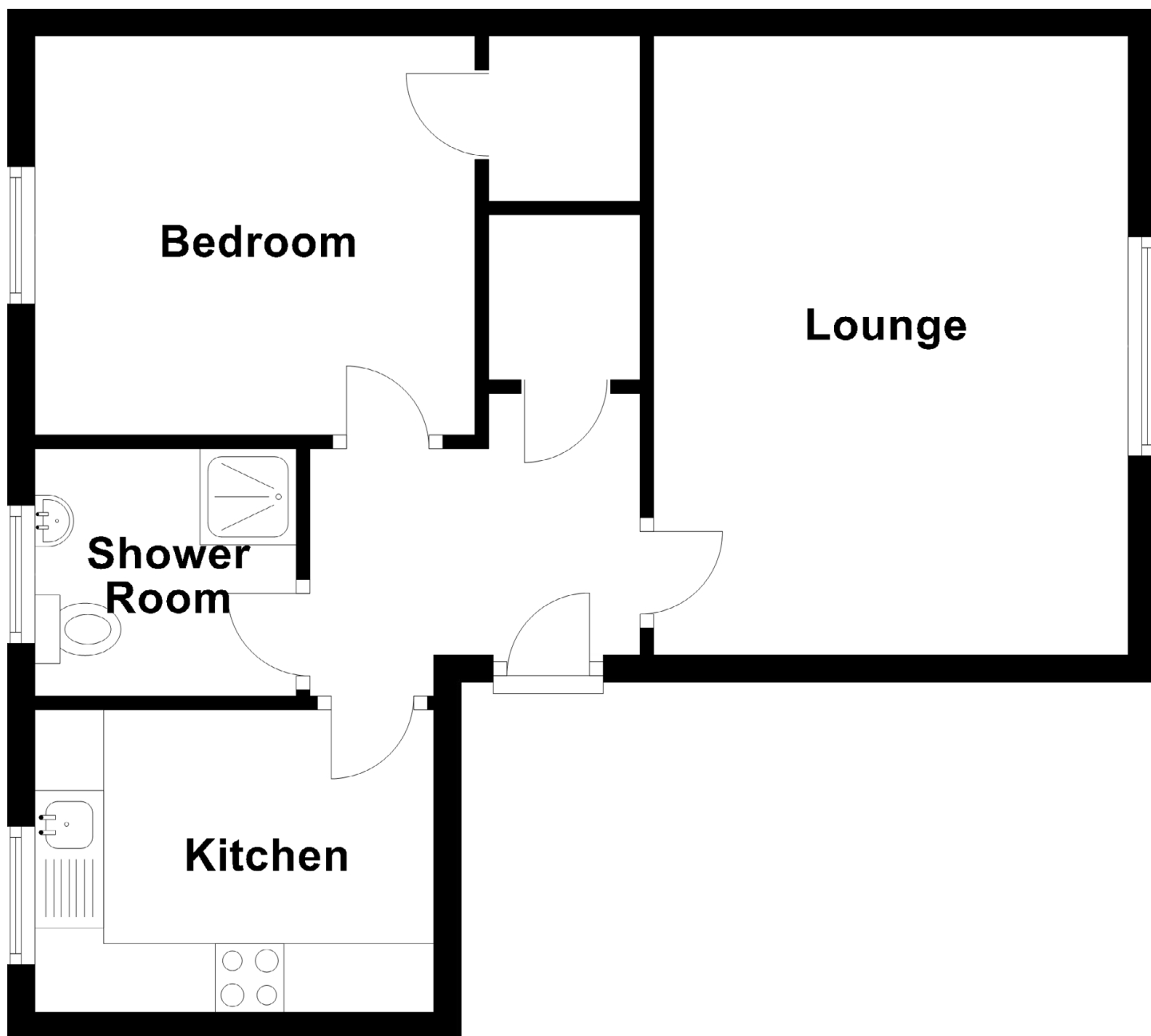




The Bedroom







Approximate Dimensions

(Taken from the widest point)

Lounge	4.50m (14'9") x 3.45m (11'4")
Kitchen	2.90m (9'6") x 2.20m (7'3")
Bedroom	3.20m (10'6") x 2.90m (9'6")
Shower Room	1.90m (6'3") x 1.80m (5'11")

Gross internal floor area (m²): TBCm²

EPC Rating: TBC



In addition, the property has gas central heating, double glazing, resident's gardens, residents and visitors parking and a single garage.

The property will attract the interest of discerning professional couples and retirees seeking a waterfront location and accessible to the amenities of this historic, coastal town. Early viewing is recommended for this property within a friendly and welcoming development with an air of exclusivity.

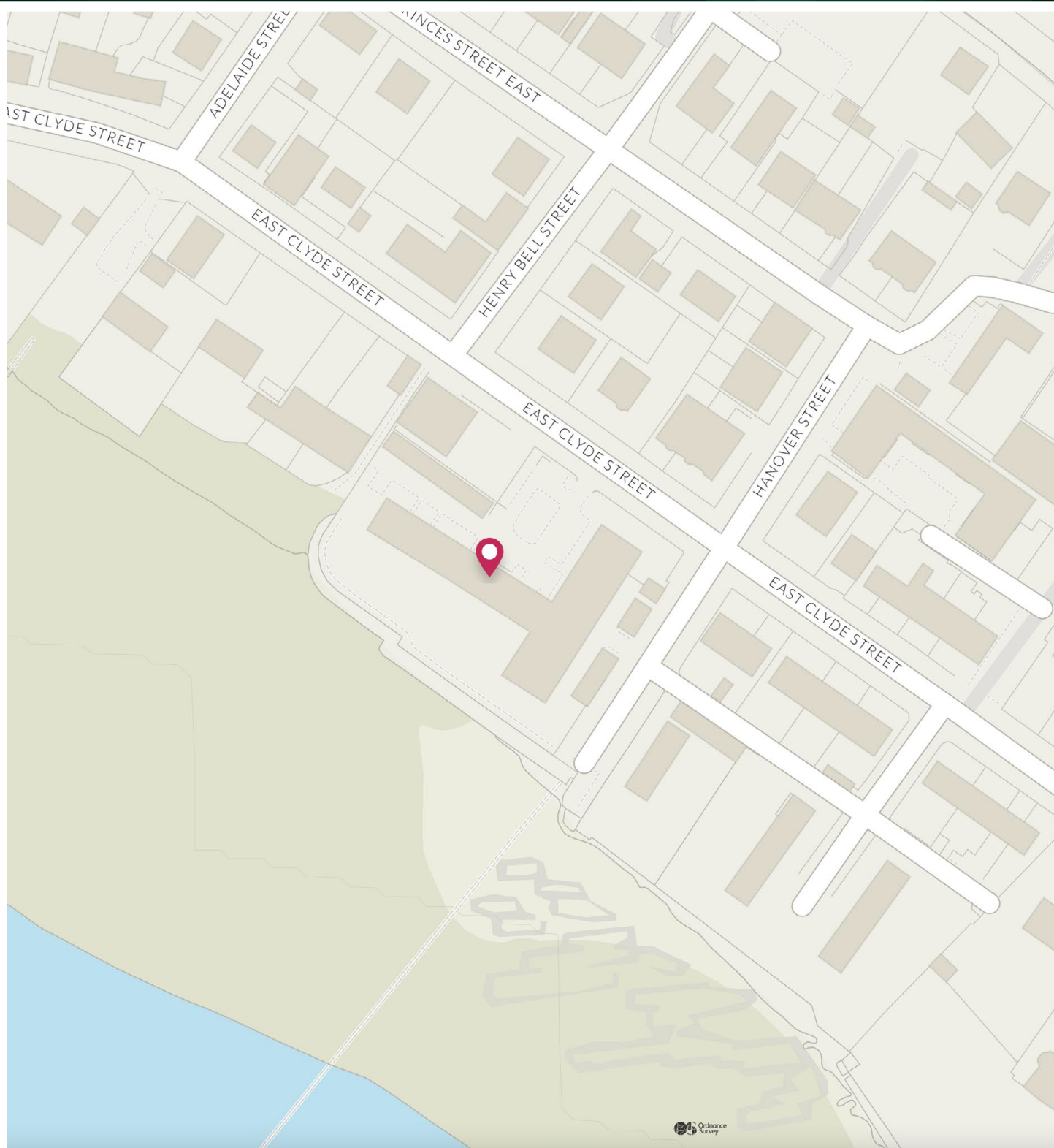
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Helensburgh today acts as a commuter town for nearby Glasgow, and serves as a main shopping centre for the area and for tourists attracted to the seaside resort. Helensburgh is also influenced by the presence of the Clyde Naval Base at Faslane on the Gare Loch, a major local employer.

The seafront has an indoor swimming pool, an esplanade walk, a range of shops, cafes, pubs, sailing facilities including Helensburgh Sailing Club, and situated just beyond the town boundary lies its marina. The streets are built on a gentle slope rising to the north east, and at the brow of the hill a golf club has views looking south out over the town to the Clyde, and to the north across nearby Loch Lomond to the Trossachs hills.

A variety of primary and secondary schooling is available within the town and the seafront lies within a short stroll.



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