



CLYDEBANK
Estate & Letting Agents

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REFERENCE
8843

PRICE
Offers over £122,995

SELLER
Clients of Clydebank Estate & Letting Agents

PROPERTY ADDRESS
79 Brown Avenue, Whitecreek, G81 1AW

Property Misdescriptions Act: Please note that these particulars are prepared by us on the basis of information provided to us by our client. We have not tested the electrics, Fixtures, fittings or other appliances that may be within the property, including the Central Heating. Prospective purchasers can make their own enquiry.

VIEWING
By appointment only: Please contact our office at: 48 Kilbowie Road, Clydebank on 0141 952 9988.

YOUR NEXT MOVE

MORTGAGES
If you require mortgage advice please contact our office and a member of staff can assist you further with this.

SOLICITORS
We can provide preferential solicitor fees through our relationship with local solicitors.

MARKET APPRAISALS
To enable you to ascertain your own purchasing power we offer a FREE valuation service. Please contact 0141 952 9988

MONEY LAUNDERING
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

OFFERS
All offers and intimations of interest to:-
Tel: 0141 952 9988 Fax: 0141 952 2622



**79 Brown Avenue
Whitecreek
G81 1AW**

Offers over £122,995

Clydebank Estate & Letting Agents proudly present to market this sought after THREE bedroom, semi detached property.

Occupying a large corner plot with driveway and wooden garage, this property is sure to attract attention and early viewing is highly recommended.



Property Information

The property comprises spacious entrance hallway with stairway to upper level and storage cupboard. The open plan lounge/dining room has dual aspect windows flooding the room with natural light. The kitchen has recently been upgraded to include a combination of wall and floor mounted high gloss units with integrated eye level oven and microwave and integrated electric hob and hood. On the upper level the master bedroom is spacious and bright with built in storage and large feature window. The second bedroom has fantastic dual aspect windows and the third bedroom is quietly situated to the rear of the property with built in storage. The family bathroom has been upgraded to include a modern three piece white suite with shower over the bath, full height wet wall and fixed floor tiling. The property further benefits from gas central heating and double glazing

Room Sizes

Lounge: 5.66m x 3.45m

Kitchen: 3.35m x 2.74m

Bedroom One: 3.67m x 3.43m

Bedroom Two: 4.12m x 2.46m

Bedroom Three: 1.91m x 3.44m

Bathroom: 2.45m x 1.42m

Location

Brown Avenue is located in the Whitecrook area of Clydebank. It is within walking distance of Clydebank Shopping Centre, local supermarkets and Clydebank, Singer and Drumry Rail Station. It is easily accessible for train and bus links to Glasgow City Centre and Loch Lomond and within easy reach of Great Western Retail Park. It is also conveniently located close to major road links such as A82 and M8.

