

CALEDONIA
BUREAU
ESTATE & LETTING AGENTS



29 Clairinsh Balloch G83 8SE

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DESCRIPTION

Delightful and spacious four bedroom detached house within a lovely easily maintained landscaped back garden, featuring twin integral garages and beautifully upgraded bathrooms. The house is within a modern exclusive development built by Keir homes in 2002. The property is situated close to all the local amenities including bus and rail links and of course within the heart of Scotland's First National Park and Loch Lomond.

Multiple vehicle pathway and driveway leading to front door and double integral garage. Side pathway gives access to the rear gardens which are laid totally to slate and stone chippings with planting areas bounded by timber fencing.

The property itself has a modern exterior with concrete tiled roof, double glazed windows and doors whilst warmth is provided by gas central heating.

The internal accommodation consists; reception hallway with staircase to upper and under stair W/C, spacious living room, double doors giving access to lounge/sun room, modern fitted kitchen with generous floor standing and wall mounted units, integrated dishwasher, space and plumbing for appliances, separate family room/dining area with doors to garden. Utility room with additional storage, sink space and plumbing for appliances; door to gardens. Upstairs to family bathroom and four bedrooms, master bedroom with en suite shower room. The property also has a 16 Kw electric car charging port.

The property is decorated in modern neutral shades complemented by quality carpeting, real wooden flooring in the master bedroom and Italian tiling.

Early viewings are highly recommended to appreciate this superb family home.



Viewing:
by appointment with Caledonia Bureau

Date of entry: negotiable

Ref No: DK1240



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