21 McFarlane Road **Balloch**

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## 21 McFarlane Road
## Balloch G83 8EA

**Viewing:**
by appointment with
Caledonia Property

**0333 241 3333**

**EPC:** Band ?

**Ref No:** DM1304

A beautifully presented modern three bedroom semi detached villa situated within a select pocket of popular residential estate.

The property has a tarmacadam driveway to front with side gate giving access to rear gardens with patio and lawn section; these gardens are bound by timber fencing.
The property itself has a modern faced brick exterior, concrete tiled roof, double glazed units whilst warmth is provided by gas central heating.

Accommodation consists; reception hall with wc/cloak, spacious lounge with under stair cupboard and double doors through to large dining kitchen, kitchen with generous floor standing and wall mounted units, integrated hob, oven and extractor and space and plumbing for appliances, patio doors leading to rear garden. Staircase from reception hall up to family bathroom comprising low flush wc, pedestal wash hand basin and bath with over bath shower and three bedrooms, bedrooms 1 and 2 with in built storage and hanging, bedroom 3 with over stair cupboard.

The property is decorated in modern neutral shades complemented by hardwood flooring. Please note there is feature shutter blinds throughout.

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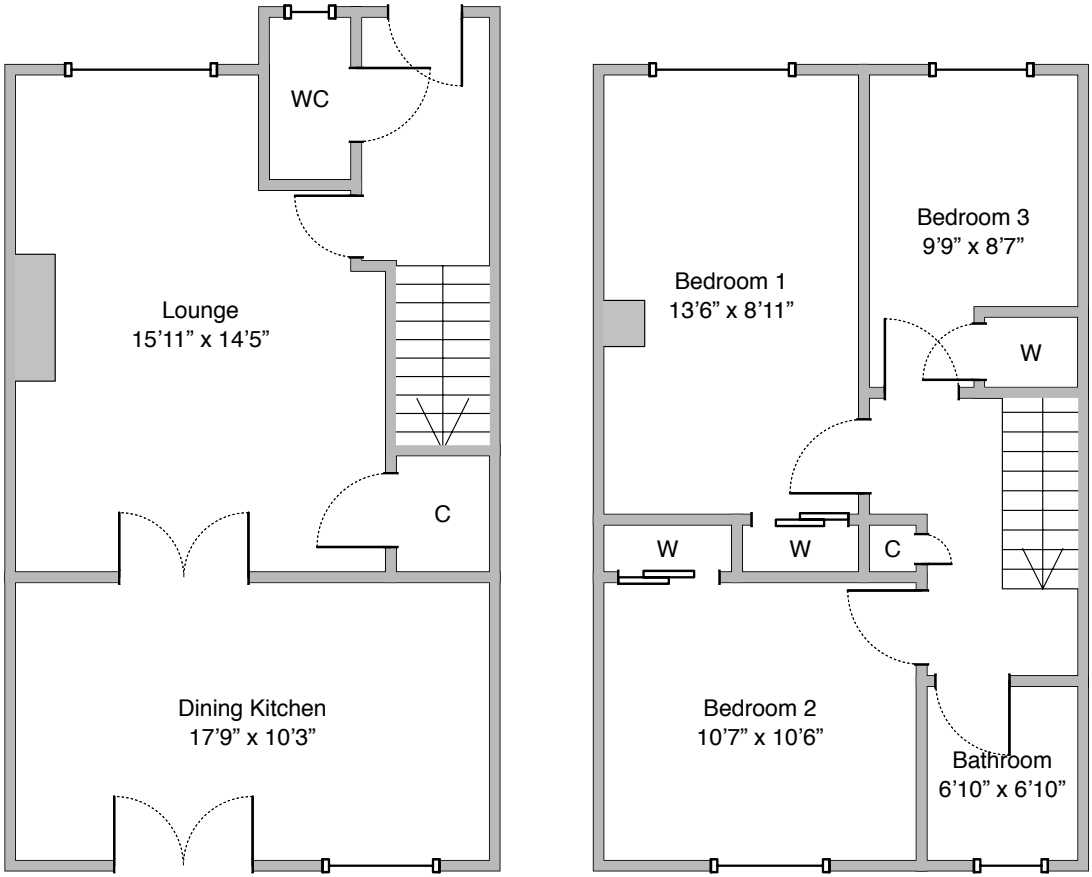


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