



13 Williamson Street, Clydebank  
**Fixed Price £170,000**  
3 BED TERRACED HOUSE



 **McHugh**  
Estate Agents





## Features

3 Double Bedrooms (2 up, 1 down)

Mid Terrace Villa

5 min walk to Primary and Secondary schools

Suntrap gardens

Elevated Views

Stylish refitted Kitchen

Tree-lined location

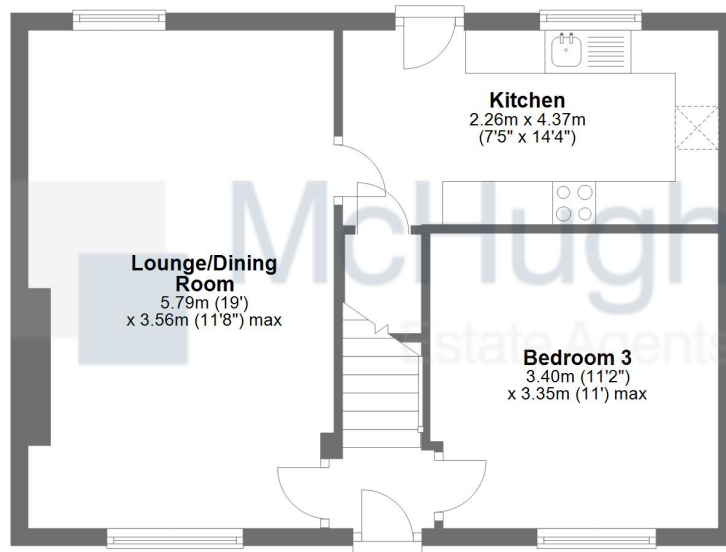
Great family accommodation



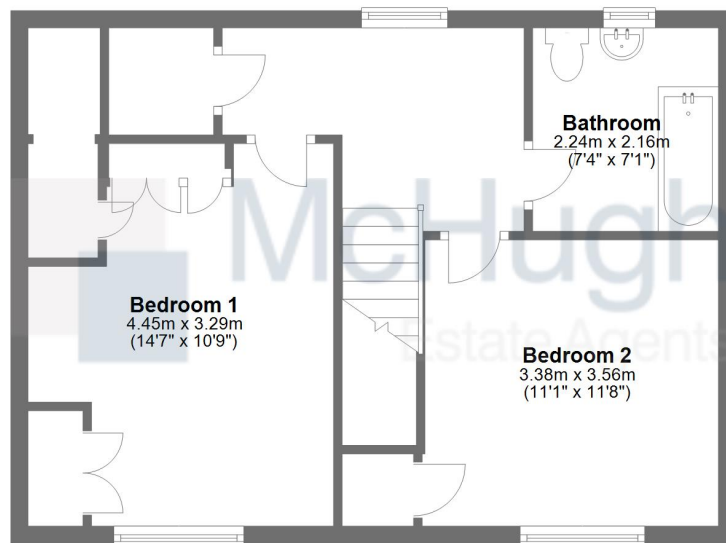
## 3 BED TERRACED HOUSE

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## Ground Floor



## First Floor



Total area: approx. 90.3 sq. metres (971.6 sq. feet)

This floorplan has been created for guidance purposes only.  
Plan produced using PlanUp.

# 13 Williamson Street, Clydebank

This spacious 4 apartment mid-terrace villa provides sought after accommodation in move-in condition. The property is set in a quiet tree-lined street close to the town centre and just along the road from highly regarded nursery, primary and secondary schooling.

## Accommodation

The entrance door opens to a hallway and into the large bright lounge and dining room which is well presented and has outlooks to the front and rear. Off the dining area is a modern refitted kitchen which is finished in white gloss units with contrasting walnut effect worktops and is flooded with natural light. A door from the kitchen leads to the fully enclosed, family sized rear garden. Also on the ground floor is a large double bedroom which has outlooks to the front and can easily be used as a second public room if required.

On the upper floor the bright landing has a large inbuilt storage cupboard and a rear window offering elevated views to the Kilpatrick Hills. There are two generous double bedrooms, each with large inbuilt storage cupboards. The spacious bathroom is tiled on the splashback walls and finished with a modern white suite and an electric shower.

There is further storage in the private attic space.

## Heating and Glazing

The property is fully double glazed and has a gas central heating system.

## Gardens

The enclosed front garden is accessed via a metal gate where there is a central pathway and lawn sections on either side. The large rear garden enjoys lengthy sunny exposures and provides an elevated patio and a lower level lawn with a timber storage shed in situ.

## Location

Williamson Street is conveniently positioned within walking distance of local shops and excellent transport links. St. Eunan's nursery and primary schools are at the end of the road and St. Peter the Apostle secondary school is a little further along. Clyde Shopping Centre, Clydebank Business Park and Great Western Retail Park are only a short drive away.

SAT NAV ref - G81 2AS

## Dimensions

Lounge/ Dining Room  
5.79m x 3.56m

Kitchen  
2.26m x 4.37m

Bedroom 3  
3.40m x 3.35m

Bedroom 1  
4.45m x 3.29m

Bedroom 2  
3.38m x 3.56m

Bathroom  
2.24m x 2.16m





Whilst we endeavour to make these particulars as accurate as possible, they do not form part of any contract on offer, nor are they guaranteed. Measurements are approximate and in most cases are taken with a digital/sonic measuring device and are taken to the widest point. We have not tested the electricity, gas or water services or any appliances. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. If there is any part of this that you find misleading or simply wish clarification on any point, please contact our office immediately when we will endeavour to assist you in any way possible.

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