



5 Rosebery Street, Clydebank
Offers Over £199,000
3 BED TERRACED HOUSE



 **McHugh**
Estate Agents



Features

3 Bedrooms

Bathroom (upstairs), W.C.(downstairs)

Fully enclosed suntrap garden

Completed in 2022

Walking distance to Golden Jubilee Hospital

Handy for all town centre attractions

Remainder of NHBC warranty

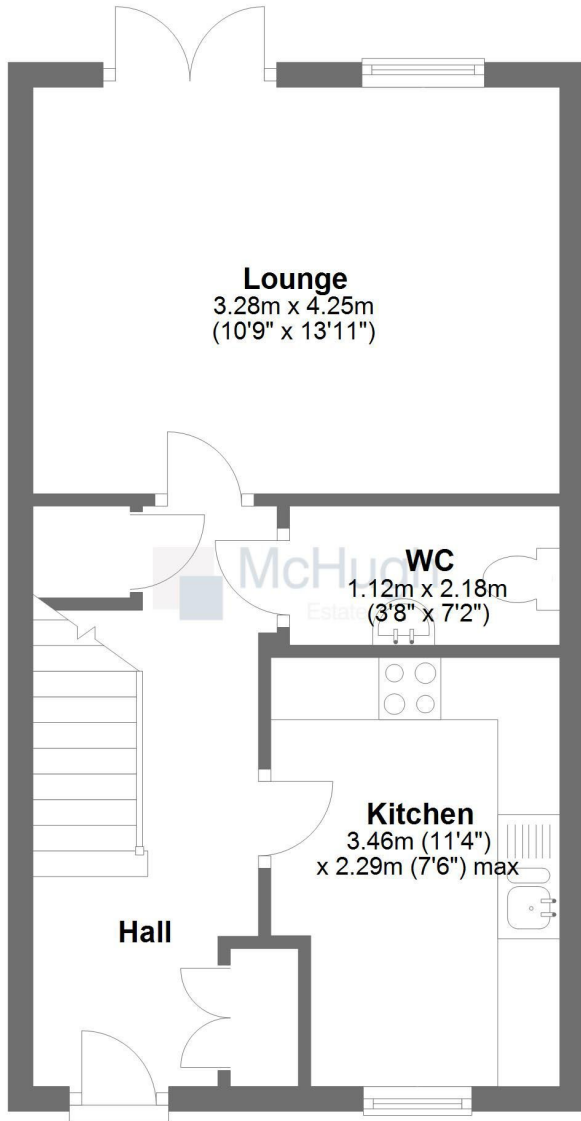
Residents Car Park (Allocated Bay)



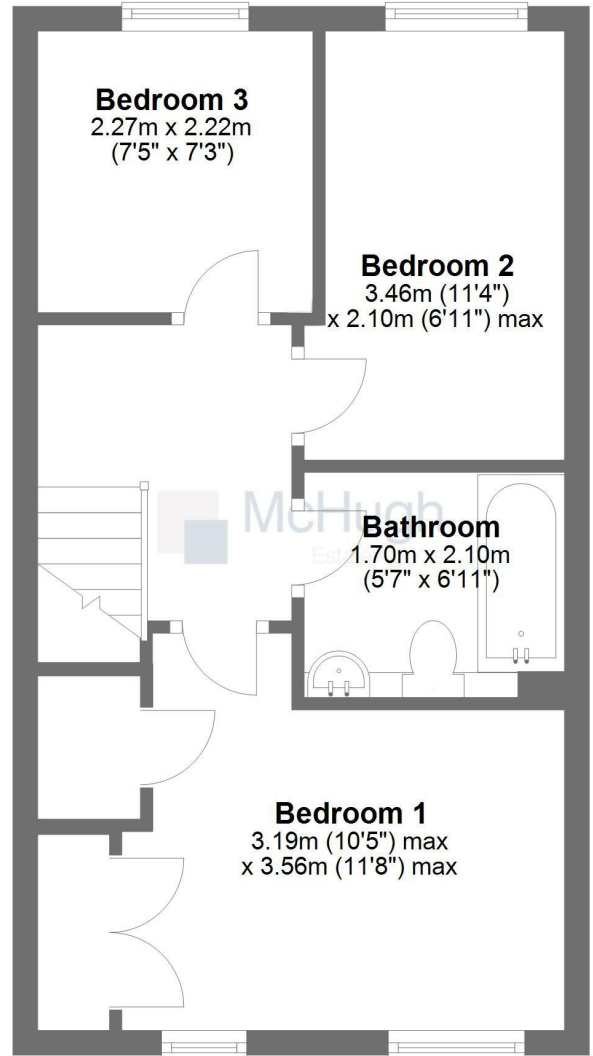
3 BED TERRACED HOUSE

5 Rosebery Street, Clydebank

Ground Floor



First Floor



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

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Enjoying a prominent location within the highly sought after Millerbank development in Clydebank town centre, this immaculate three bedroom mid terrace 'Urquhart' style home is one of the first to be introduced to the resale market and offers family accommodation in move-in condition.

The property is conveniently sited just a short stroll from shops, bars, restaurants and scenic walks along the Forth & Clyde Canal. The Golden Jubilee Hospital, Clydebank's business park and West College are all within walking distance.

Accommodation

The entrance door opens to the welcoming hallway which has two inbuilt cupboards and leads to all ground floor rooms. To the far end of the hall a door leads to the naturally bright lounge which has a window and twin French doors to the fully enclosed, suntrap garden. The kitchen is finished in white gloss units and includes an integrated fridge/freezer, an electric oven and a gas hob. Also on the ground floor is a well proportioned WC with a white two piece suite.

On the upper floor there are two double bedrooms and a single bedroom. Bedroom 1 has open outlooks over Miller Street, an inbuilt wardrobe and a deep-set inbuilt cupboard. Bedrooms 2 & 3 have outlooks to the rear. The three piece bathroom is tiled on the splashback walls and has a mains mixer shower.

Heating and Glazing

The property has a gas central heating system and stylish anthracite double glazing.

Gardens

A paved pathway leads from the car park to each property on the terrace. The private front garden has a compact lawn section and a path to the front door. At the rear, the fully enclosed garden has been laid to lawn with a paved path and patio area. There is a timber shed in situ and a rear gate leads to a service path.

Location

Rosebery Street is situated within walking distance of Clydebank's shopping centre, business park, college, train stations, bus services, bars/restaurants and leisure facilities. The development borders the Forth & Clyde Canal which provides a scenic route for walkers/cyclists to Glasgow, Dalmuir (Golden Jubilee Hospital) and Bowling Basin.

SAT NAV ref - G81 1ED

Dimensions

Lounge
3.28m x 4.25m

Kitchen
3.46m x 2.29m

W.C.
1.12m x 2.18m

Bedroom 1
3.19m x 3.56m

Bedroom 2
3.46m x 2.10m

Bedroom 3
2.27m x 2.22m

Bathroom
1.70m x 2.10m



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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