



G1 2 Barclay Street, Old Kilpatrick
Offers Over £68,000

1 BED FLAT



 **McHugh**
Estate Agents



Features

Larger style flat

Ground Floor Position

One Bedroom

Lounge with Dining Recess

Wardrobe recess and dressing area

Well proportioned kitchen

Walking distance to Kilpatrick train station

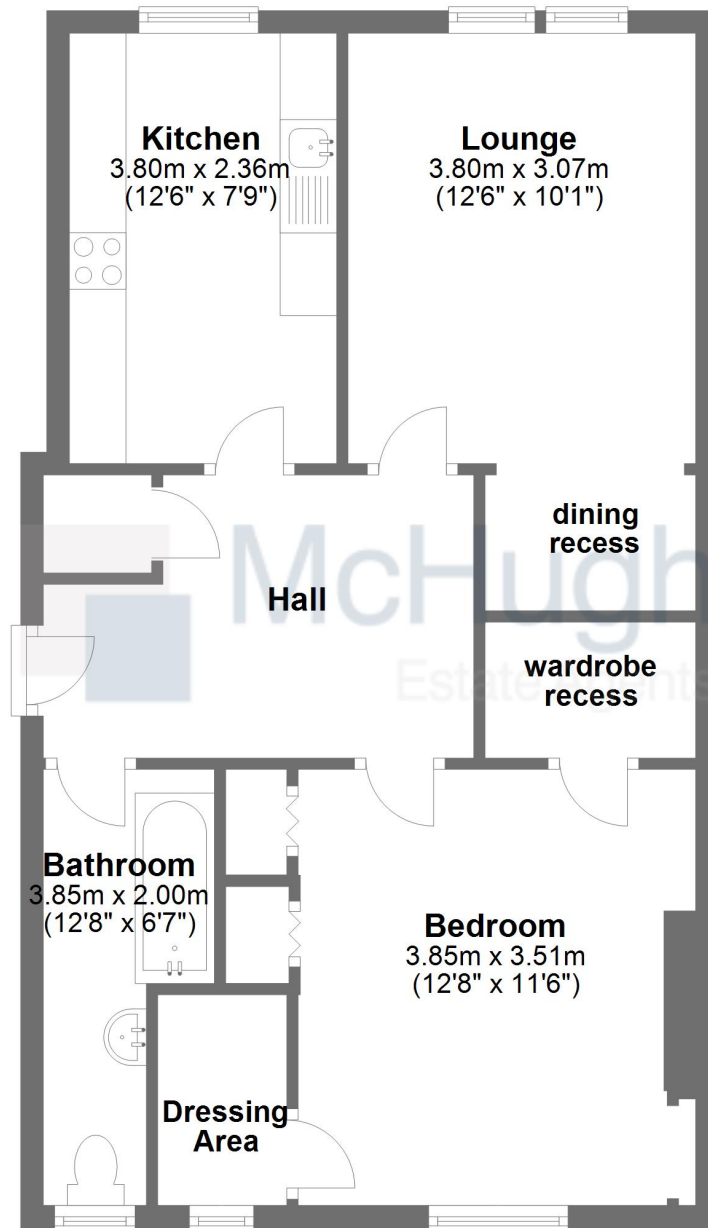
Spacious, attractively priced accommodation



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Floor Plan



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

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Situated in the traditional village of Old Kilpatrick, this larger style one bedroom flat is set on the ground floor of a popular red sandstone building. The flat is tastefully presented and offers sizeable accommodation with development potential.

Accommodation

The entrance door opens to a spacious, welcoming hallway. The bright lounge has twin window formation to the front and a dining recess to the rear. The attractive fitted kitchen has a range of base and wall units, contrasting worktops and room for a dining table. The generous double bedroom has outlooks to the rear and benefits from a wardrobe recess, twin inbuilt wardrobes and a dressing area off. There is a part-tiled bathroom with a white 3 piece suite and a mains mixer shower.

Gardens

A communal door at the rear of the building accesses the shared drying green.

Location

Old Kilpatrick is a sought after Clydeside village which offers a wide range of recreational walks along the Forth & Clyde Canal, The Saltings Nature Reserve and Kilpatrick Hills. There are cafes, bars and shops in the village centre.

The property is located within a short drive of A82 Great Western Road which links Glasgow, the Erskine Bridge and Loch Lomond. For rail commuters Kilpatrick train station offers frequent services to Glasgow, Dumbarton and Helensburgh.

Sat Nav ref - G60 5DF

Dimensions

Hall - 2.40m x 3.83m

Lounge - 3.80m x 3.07m

Kitchen - 3.80m x 2.36m

Bedroom - 3.80m x 3.51m

Bathroom - 3.85m x 1.51m



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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