



Shakespeare Avenue, Clydebank
Offers Over £135,000
3 BED SEMI-DETACHED HOUSE



 **McHugh**
Estate Agents



Features

3 Double Bedrooms

Semi-Detached Villa

Modern Shower Room

Ensuite WC

South Facing Rear Garden

Driveway Parking

5 minute walk to train station

Handy for Dalmuir Park

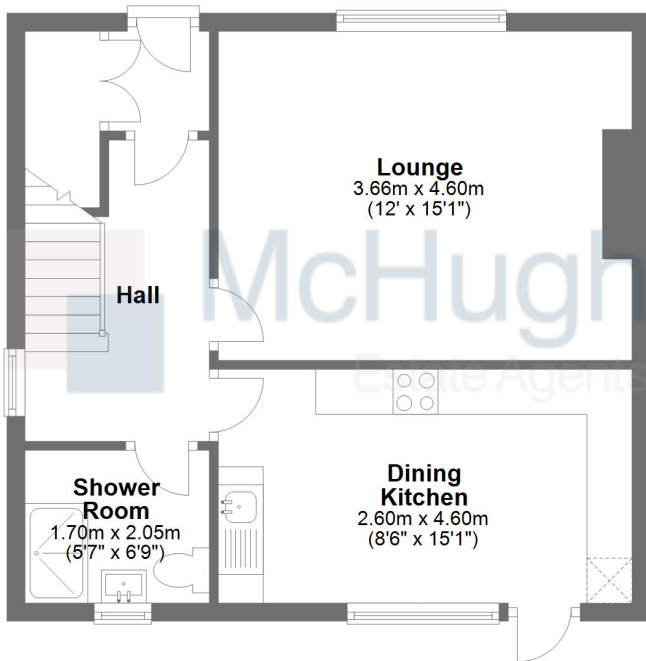
Close to Primary and Secondary schools



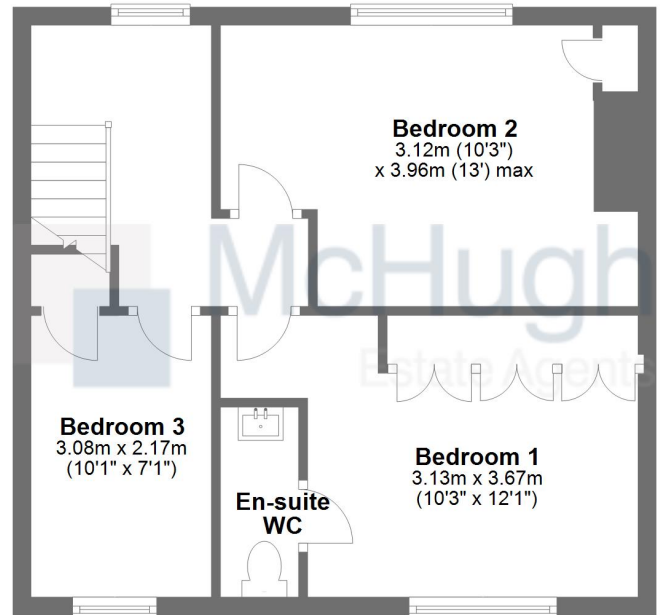
3 BED SEMI-DETACHED HOUSE

Shakespeare Avenue, Clydebank

Ground Floor



First Floor



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

Shakespeare Avenue, Clydebank

This well maintained three bedroom semi-detached villa provides attractively priced family accommodation within easy reach of primary and secondary schooling, mainline rail services, Dalmuir Park and Clydebank Town Centre.

Accommodation

On the ground floor, the entrance door opens to the vestibule which has the benefit of a deep inbuilt cupboard with under-stair storage. The main hallway provides access to the main apartments and the spacious lounge, which is positioned to the front, has ample room for a range of furniture and overlooks the lawn garden. At the rear, the large dining kitchen has plenty of floor mounted units and comfortably accommodates a family sized dining table. A door from the kitchen accesses a sheltered decking area which overlooks the rear garden. Also on the ground floor is the attractive shower room, which has been refitted with a modern white suite, a low-rise shower enclosure and is finished in part-tile/part wall paneling.

The upper floor provides a naturally bright open landing which leads to each room. Bedroom 1 is at the rear of the property and benefits from a wall of wardrobe storage and an ensuite WC. Bedroom 2 is a generous double room to the front. The third bedroom is a further double room with outlooks over the gardens to the rear.

Each of the bedrooms have inbuilt storage and a ceiling hatch on the landing accesses the attic space.

Heating and Glazing

The property has gas central heating (combi boiler) and double glazing.

Gardens

The enclosed front garden is mainly laid to lawn with a paved pathway leading to the front door. Adjacent is the paved driveway which is secured by twin gates.

At the rear, the large and fully enclosed South facing garden provides a level, family friendly lawn, a raised timber deck terrace with roof canopy and a generous timber shed.

Location

104 Shakespeare Avenue is just around the corner from from St. Stephen's Primary School, Clydebank High School, Dalmuir Park & Golf Course, and mainline rail services. Clydebank's plentiful shopping facilities are within also easy reach, as are The Golden Jubilee Hospital and excellent road links to Glasgow, M8 Motorway, the airport and Loch Lomond.

SAT NAV ref - G81 3EY

Dimensions

Lounge - 3.66m x 4.60m

Dining Kitchen - 2.60m x 4.60m

Shower Room - 1.70m x 2.05m

Bedroom 1 - 3.13m x 3.67m

Ensuite WC - 2.19m x 0.87m

Bedroom 2 - 3.12m x 3.96m

Bedroom 3 - 3.08m x 2.17m



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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