13 Ashtree Court, Old Kilpatrick, G60 5JD

Offers over £169,995

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CLOSING DATE FOR FINAL OFFERS - THURSDAY 16/7 @ 12.00PM Elevate Property Services are delighted to present this charming three-bedroom, end-terrace villa to market. Situated within the highly sought-after area of Old Kilpatrick, this fantastic home offers well-proportioned accommodation throughout and is sure to appeal to a wide range of purchasers. Early viewing is highly recommended to fully appreciate everything this property has to offer.

Further Information

Set within a quiet cul-de-sac, this impressive end-terrace home offers spacious, well-balanced accommodation, making it an excellent choice for families and a variety of purchasers alike.

To the front, the property benefits from ample on-street parking available for both residents and visitors. Entry is via a welcoming reception hallway, providing access to the main living accommodation.

The spacious lounge with dual-aspect windows is flooded with natural light and offers ample room for both living and dining, creating a comfortable setting for everyday life and entertaining. The well-appointed kitchen features an excellent range of wall and base units, complemented by generous worktop space for food preparation. Integrated appliances include an electric hob, oven and extractor hood, while additional space is available for freestanding appliances. A door from the kitchen provides direct access to the splendid rear garden, further enhancing the practicality of the home.

On the upper level are three versatile bedrooms, each benefiting from fitted storage. Additional storage is available within the attic, offering further convenience for growing families. Completing the accommodation is a modern shower room finished with low-maintenance wet-wall panelling, comprising a shower enclosure, vanity unit with wash-hand basin and W.C

Externally, the fully enclosed rear garden is accessed directly from the kitchen and features a combination of decking, patio and lawn, creating an excellent outdoor space for relaxing, entertaining and al fresco dining during the warmer months. Designed with ease of maintenance in mind, the garden also benefits from two summerhouses to the rear, offering fantastic flexibility as a home office, workshop, hobby room or additional storage.

Ideally situated directly next to the Forth and Clyde Canal, this scenic area is popular with cyclists and walkers along the canal banks. Also, within close proximity to the popular Kilpatrick Hills and The Saltings Nature Reserve. Local shops, bars and restaurants are also within a short walking distance, as are highly sought after ELCCs and Primary Schools. With excellent transport links towards Loch Lomond and Glasgow City Centre, the location truly is ideal.

We would highly recommend an early viewing before it's too late! Viewing by appointment - please contact Elevate Property Services to arrange a suitable time or request further information and a copy of the Home Report.

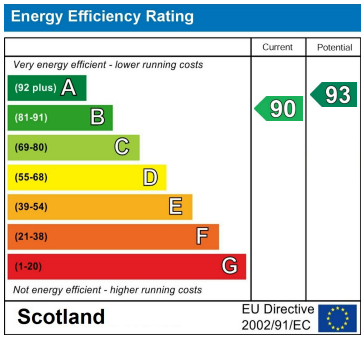
Any areas, measurements or distances quoted are approximate and floorplans are only for illustration purposes and are not to scale. Thank you.

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT.

Area Map

Floor Plans

Energy Efficiency Graph



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