9 Perrays Grove, Dumbarton, G82 5HY

Offers over £189,995

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Elevate Property Services are delighted to present this splendid two bedroom semi-detached home to market. Situated within a popular residential development in Dumbarton, this well-presented property enjoys a convenient location within walking distance of local amenities, well-regarded schooling and excellent public transport links. Early viewing is highly recommended for all interested parties.

Further Information

Situated within a sought-after residential development in Dumbarton, the property enjoys a private driveway together with attractive, low-maintenance gardens, creating an ideal home for a wide range of purchasers.

Upon entering, you are welcomed into a bright reception hallway leading to the generously proportioned lounge. A large front-facing window allows natural light to pour into the room, creating a warm and inviting atmosphere.

Positioned to the rear of the property, the contemporary fitted kitchen features a range of wall and base units complemented by generous worktop space. Integrated appliances include an electric hob, oven, extractor hood, dishwasher and under counter fridge and freezer. Additional space is available for a freestanding washing machine. A door from the kitchen provides direct access to the side of the property, leading to the enclosed rear garden, adding to the practicality of the home. A convenient ground-floor W.C. is positioned just off the lounge and comprises of a wash-hand basin and W.C.

On the upper level are two generously proportioned bedrooms, both benefiting from fitted storage and offering comfortable accommodation. Completing the home is the family bathroom which boasts neutral tiling and comprises of a bath with electric shower over, wash-hand basin and W.C.

Externally, the south-facing rear garden is fully enclosed and has been designed with ease of maintenance in mind, creating a safe outdoor environment for children and pets while providing an excellent setting for relaxing, entertaining and enjoying the warmer months.

The property is ideally located within walking distance of well-regarded primary and secondary schools, making it particularly appealing to young families. A wide range of local amenities, nearby shopping facilities and excellent public transport links provide convenient access throughout Dumbarton, Glasgow City Centre and the nearby Loch Lomond area.

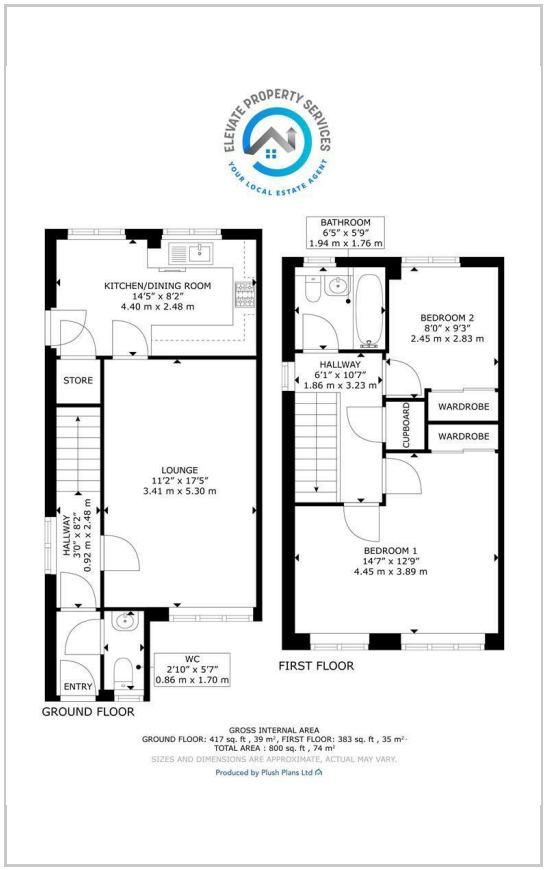
We would highly recommend an early viewing before it's too late! Viewing by appointment - please contact Elevate Property Services to arrange a suitable time or request further information and a copy of the Home Report.

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

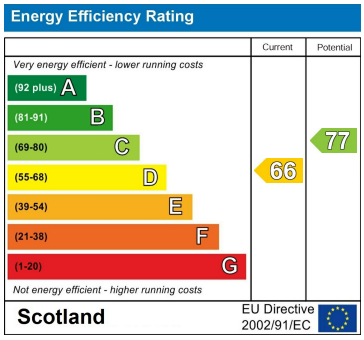
THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT.

Area Map

Floor Plans



Energy Efficiency Graph



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