



Inchmurrin Crescent Balloch
Offers Over £189,950
3 bedroom semi detached villa



Sought after quite location minutes walk from Balloch Castle country park and the views of Loch Lomond. The agents GPM would like to offer this 3 bedroom semi detached villa particularly targeted at those wanting large gardens and a property within the Mollanbowie Estate

Situated within Inchmurrin Crescent the property has been priced to reflect the need for modernisation and ideal for those wanting to put their own stamp on a property. There are 3 good size bedrooms, gas central heating and double glazing. There is a large driveway to the side of the property.

The subjects can be pre viewed from our virtual walk tour letting you see the layout both internally and externally.

A pleasing and elevated front aspect to the property, has a small front lawn and large driveway. A white PVC door gives access to the porch, glazed panels to front and side. Timber and glazed door gives access to the entrance hallway, carpeted stairway gives access to upper apartments, under stair storage. A good size bright lounge has windows both to the front and rear of the property, tiled floor surround. The kitchen accessed from the hall has a range of fitted base and wall mounted units in beech, worktops on 2 sides, inset 4 ring gas hob with double oven within housing to one side, stainless steel 1 1/2 bowl sink unit, timber and glazed door gives access to the rear garden and double glazed window faces to the side of the property. The top landing has a window facing to the side of the property, ceiling hatch gives access to the loft. There are 3 good size bedrooms situated to the front and rear of



the property with ample floor space in each for free standing bedroom furniture. A bright shower room has a white wc, wash hand basin and large walk in shower enclosure with fixed glass screen, mains shower within, opaque glazed window formation faces to the rear of the property.

The large rear garden is an ideal sun trap, private and mostly laid to lawn. A timber gate to the rear of the garden gives access to the driveway.

Balloch Castle Country Park is a few minutes walk from the property and the scenic beauty of Loch Lomond all on your doorstep. The village of Balloch is also within walking distance and its many amenities including train and bus transport, shopping and restaurants, the Lomond Shores Tourist and Retail Development and the recently built Balloch Campus primary school.



Energy Rating 'D'

Lounge 24'7" x 12'

Kitchen 10'7" x 8' 10"

Bedroom 14'x10'10"

Bedroom 10'9" x 10'7"

Bedroom 9'7"x7'5"

Contact us

GPM Estate Agents

93 Main Street,
Alexandria,
G83 ONX

01389 721200

www.gpmproperty.com
enquiries@gpmproperty.com