



**36, TANTALLON
AVENUE, GOUROCK, PA19 1HA**





Description

Offering bright and stylish living this one bedroom UPPER FLAT features highly impressive rear panoramic views towards the River Clyde stretching from Dunoon to Kilcreggan with the Argyll hills forming a stunning backdrop beyond adjacent woodland. This westerly aspect is perfect for enjoy sunsets throughout the changing seasons. The open plan lounge and kitchen creates a perfect space for relaxing and enjoying these beautiful views. Occupies a rarely available location in the highly popular Castle Levan Estate.

There is an allocated parking space for one car and shared rear drying area. Specification includes double glazing and gas central heating. Partially floored loft. Offers an ideal flat for a variety of purchasers including: first time buyers, rental investors and downsizers.

The immaculately presented apartments comprise: Entrance Hall by timber door with hatch to the loft. There is an airy Lounge with three light window and feature fireplace with living flame gas fire.

The fitted Kitchen benefits from quality oak effect units, granite style work surfaces and matching splashback . Appliances include: stainless steel chimney extractor hood, electric hob, oven and integrated fridge/freezer.

There is a double sized front facing Bedroom with bank of fitted wardrobes offering generous storage. The Bathroom features a three piece suite offering: vanity wash hand basin set within black high gloss unit, wc and bath with "Heatstore" shower. Additional benefits include: partial wall tiling, tiled floor, chrome style heated towel rail and heated towel rail.

Early inspection is essential to fully appreciate the views from this well presented home. EPC = C.

Measurements

Hallway

Lounge

3.28m x 4.17m (10'9 x 13'8)

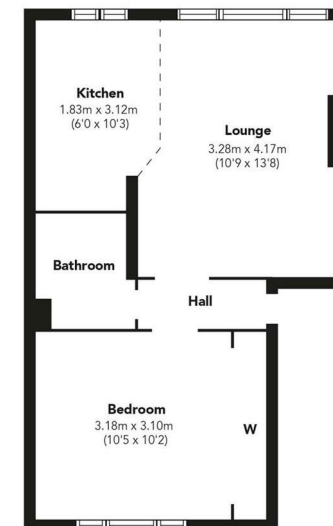
Kitchen


1.83m x 3.12m (6'0 x 10'3)

Bedroom

3.18m x 3.10m (10'5 x 10'2)

Bathroom



Floorplans are indicative only - not to scale
Produced by Plushplans 











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