



Duncolm View, Barrhead Glasgow G78 2BF

welcome to

Duncolm View, Barrhead Glasgow

- Impressive detached family home
- Gas central heating
- Double glazing
- U.p.v.c. roofline
- Large garage

Tenure: Freehold EPC Rating: C

offers over

£275,000

Allen and Harris are delighted to present to the market this impressive and immaculately presented detached villa situated within this sought after Miller Homes development. This magnificent home offers flexible and contemporary family living and early internal viewing is advised!



Reception Hallway

Lounge/dining Room

20' 9" x 11' 4" (6.32m x 3.45m)

Kitchen

10' 11" x 8' 6" (3.33m x 2.59m)

Cloakroom

Upper Landing

Master Bedroom

14' 5" narrowing to 9' 6" x 10' 2" (4.39m narrowing to 2.90m x 3.10m)

En-Suite Shower Room

Bedroom Two

11' 3" narrowing to 8' 11" x 9' 10" (3.43m narrowing to 2.72m x 3.00m)

Bedroom Three

10' 8" x 8' 6" (3.25m x 2.59m)

Bedroom Four

9' 9" x 7' 10" (2.97m x 2.39m)

Bathroom

check out more properties at allenandharris.co.uk



Property Ref:

PAI110412 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



0141 889 7222



paisley@allenandharris.co.uk



16 Causeyside Street, PAISLEY, Scotland, PA1 1UN



allenandharris.co.uk