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136 EASTWOODMAINS ROAD  
CLARKSTON  
GLASGOW G76 7HF



Set within expansive garden grounds which enjoy southerly aspects to the rear, this impressive larger style detached bungalow offers a wealth of accommodation all on one level with a flexible layout, modern specification and attractive décor. The property has been well maintained throughout the current owners tenure and provides a truly turn key proposition for any potential buyer. Set well back from the road behind mature privet hedging and attractive landscaped front gardens, the property extends to; 27ft long hallway with wood panelling, attractive stained glass features and storage cupboard and there is an impressive formal lounge with feature fireplace, deep set bay window and stained glass port hole window. There is also a sitting room, again with feature fireplace and attractive storage cupboard with original doors with stained glass.

### **AT A GLANCE**

Larger Style Traditional Detached Bungalow  
Three Bedrooms  
Three Public Rooms  
Modern Kitchen With Utility  
Modern Family Bathroom

### **THE FINER DETAIL**

Gas Central Heating  
Double Glazing  
Large Landscaped Gardens  
Monoblock Driveway & Garage  
Superb Location  
EPC Band C











In total, there are three generously proportioned bedrooms, the principal bedroom having a deep bay window offering attractive views over the rear gardens and the family bathroom offers a modern white suite, contemporary tiling and electric Mira shower over bath. The kitchen has been modernised to include a broad range of floor and wall mounted units, along with quality integrated appliances, ample worktop space and access to a substantial utility room which leads to the gardens. Also to the rear is a dining room accessed from the kitchen which could be utilised as a study/home office. The property has a system of gas fired central heating with combination style boiler, triple glazing to the front of the property with double glazing throughout the rest (with the exception of stained glass features) and the home is finished with fresh modern tones throughout, ensuring a walk in proposition for any potential buyer. Of particular note are the rear gardens with a broad area of decking, which is ideal for outside dining/entertaining with a large lawn surrounded by paving and attractive borders, all of which as mentioned previously enjoy southerly aspects. There is a mono block driveway to the front and side which provides off street parking for a number of cars and leads in turn to a substantial single garage.

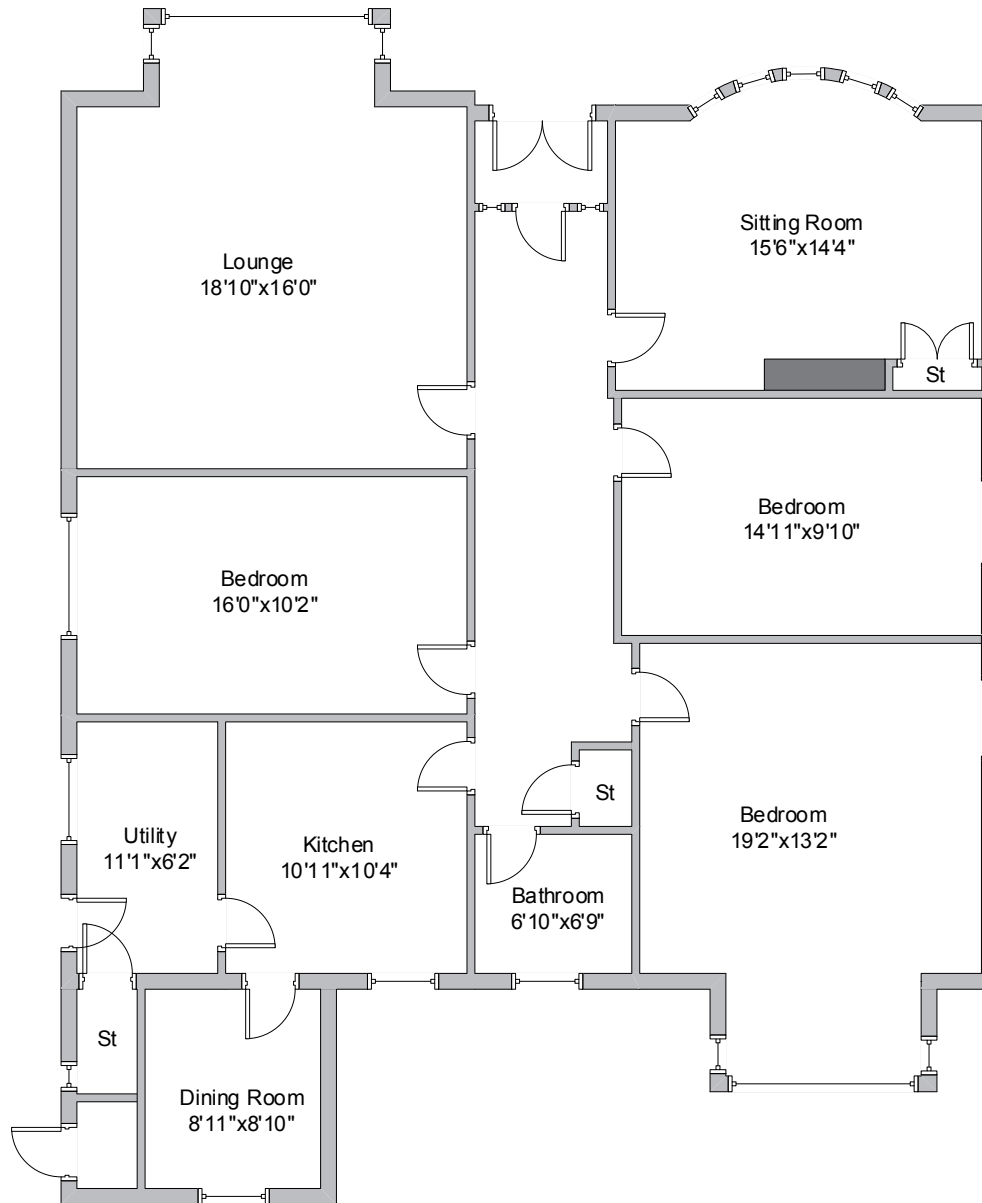












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EPC Band C

Approx gross internal area 1603 sqft | 149 sqm

Property reference NM2466

Whilst this brochure has been prepared with care, it is not a report on the condition of the property. Its terms are not warranted and do not constitute an offer to sell. All area and room measurements are approximate only. Floorplans are for illustration only and may not be to scale. All measurements are taken from longest and widest points.



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