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7 SYCAMORE PLACE  
TORBREX  
STIRLING FK8 2PH









This professionally extended five-bedroom detached villa, boasting a chalet-style design, is now available in the highly desirable Torbrex neighbourhood of Stirling.

Nestled within a peaceful cul-de-sac, No. 7 Sycamore Place offers an exceptional living experience with its convenient proximity to local amenities and highly regarded schooling.

Offering highly versatile and adaptable living space throughout, this tastefully decorated home consists of seven principal apartments which are ideally suited to family living.

The property has gas fired central heating and the windows are double glazed. Externally the property has been upgraded with newly installed composite cladding.







Upon entry, you are greeted by a welcoming reception hallway, leading to an impressive open plan dining kitchen, perfect for modern family living. The spacious rear-facing sitting room, with patio doors opening onto the garden, provides a delightful space for relaxation. The ground floor comprises three bedrooms, one of which serves as a versatile home office, along with a recently refurbished shower room. Ascending the stairs, you'll find two additional double bedrooms with built-in wardrobes, complemented by a well-appointed family bathroom featuring a three-piece suite and overhead shower.







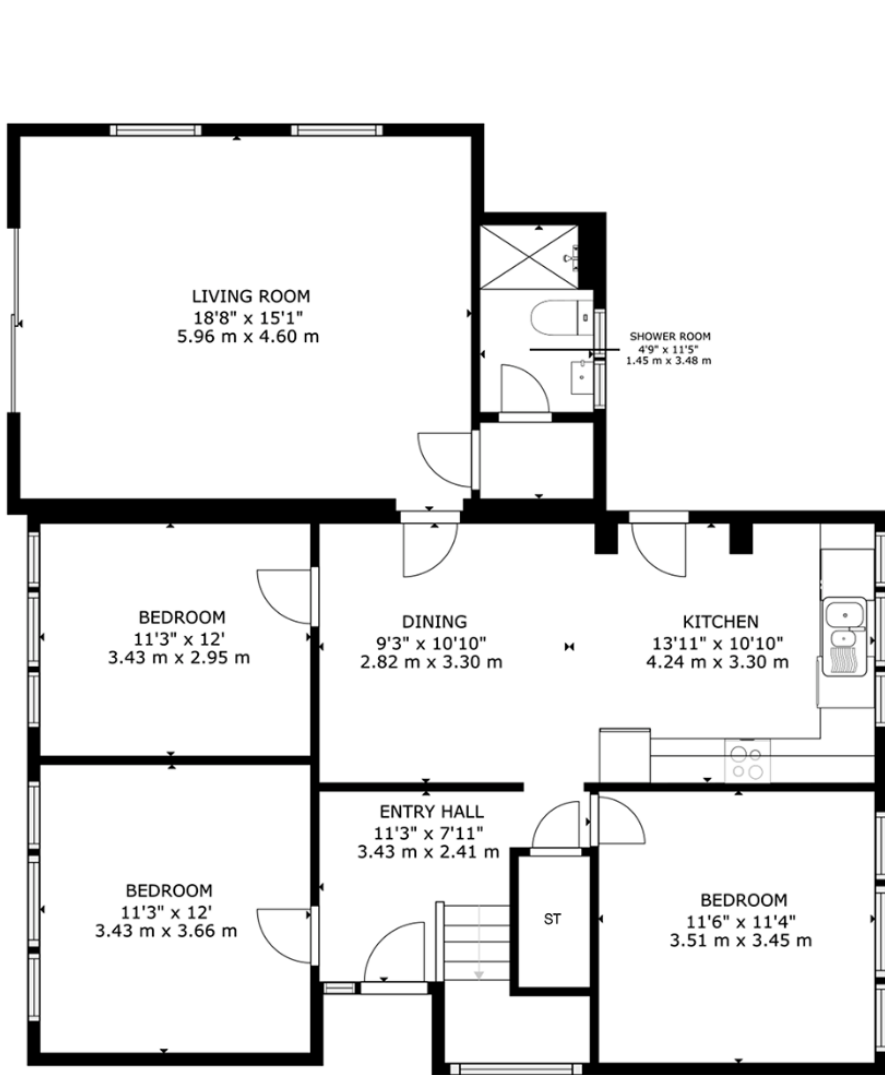
Externally, the property offers a private oasis, with a low-maintenance front garden, a private two car driveway, and a detached single garage with an external electric vehicle charger. The fully enclosed rear garden, ideal for children, features a landscaped patio area, perfect for outdoor entertaining. Noteworthy additions include a high-quality office pod with power supply, which is available by separate negotiation, and a sauna hut with decking for a plunge pool or hot tub.

## Key Features

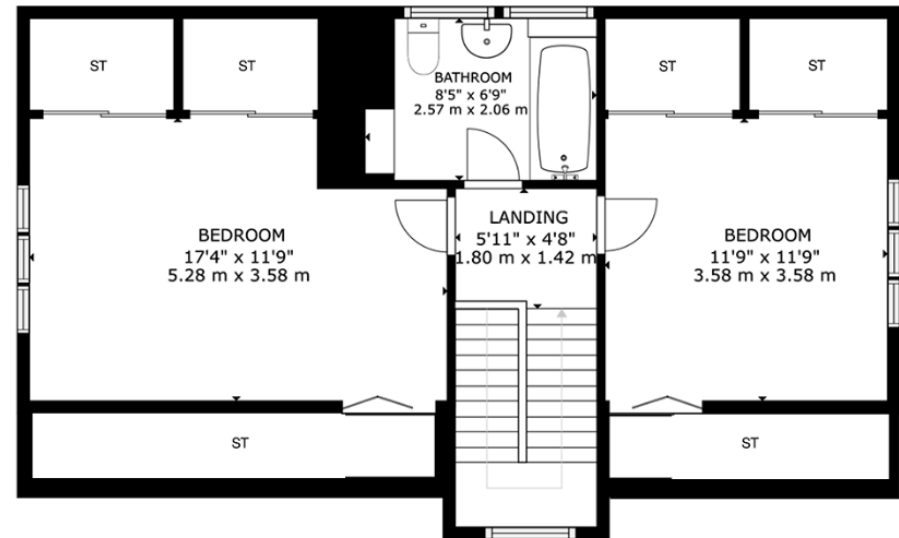
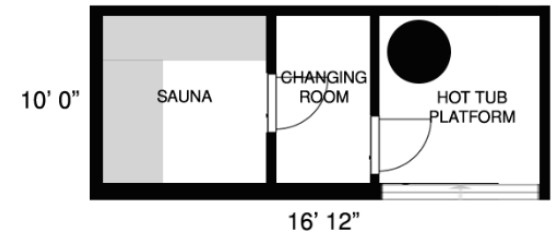
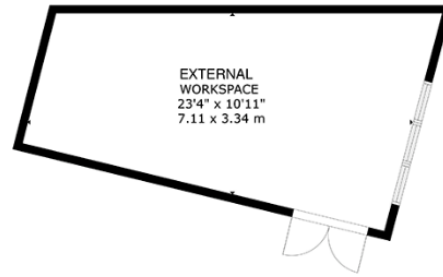
- A professionally extended five-bedroom detached villa situated within a peaceful cul-de-sac close to local amenities and schooling
- Open plan dining kitchen and spacious rear-facing sitting room with patio doors to garden
- Three ground floor bedrooms, one of which is currently utilised as a home office
- Two upper floor bedrooms with built-in wardrobes
- Ground floor shower room and upper floor family bathroom
- Private two car driveway, detached single garage and Electric Vehicle (EV) charge point, BP Chargemaster
- Enclosed rear garden with feature patio area
- Professionally installed sauna hut with decking for a plunge pool or hot tub
- High-quality office pod with power supply (may be available on request)
- **EPC – C**



Torbrex offers residential charm and convenient access to Stirling's city centre, with nearby attractions such as Kings Park and Stirling Golf Club. Historical landmarks like Stirling Castle and the Wallace Monument add to the area's appeal. Excellent schooling options are available, and easy motorway access connects to major cities. Stirling's vibrant cultural scene and proximity to scenic countryside ensure an exceptional lifestyle.



FLOOR 1



FLOOR 2

Please note: all plans are for illustrative purposes only and should not be relied on as statement of fact. Measurements shown are taken from the widest points and areas with curved or angled walls are approximate.



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