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property

2 Bedroom Semi-detached Bungalow
86 Mallard Road
Clydebank, G81 6NA

O/V £179,995
www.sourceproperty.net



86 Mallard Road, Clydebank, G81 6NA

Rarely Available Semi-Detached Bungalow, that must be seen to be appreciated comprising: Lounge, Kitchen, TWO Double Bedrooms (both with built in wardrobes) and Bathroom.

The property has Gas central heating, partially floored attic and Double Glazing. Externally there is a Multi-car driveway, Garage and level gardens.

PROPERTY REQUIRES RENOVATION AND THIS IS REFLECTED IN THE PRICE

Set within this popular locale, the property is convenient for local amenities with a variety of local shops, schooling and transport within walking distance and a short commute to Glasgow with close access to road links.

EPC RATING - C
Council Tax Band - D

Living room - 4.08 x 4.10m
Kitchen - 3.05m x 2.53m
Bedroom 1 - 3.81m x 3.15m
Bedroom 2 - 3.25m x 2.55m
Bathroom - 2.14m x 2.00m

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		89
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92-100) A		
(81-91) B		89
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		

