



40 ASHBURN GARDENS

MILNGAVIE

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5 | BEDROOMS

1 | BATHROOM

1 | PUBLIC ROOM

40 Ashburn Gardens is a thoughtfully extended mid terrace family home, in a sought after area, close to excellent schooling and local amenities at Milngavie village.

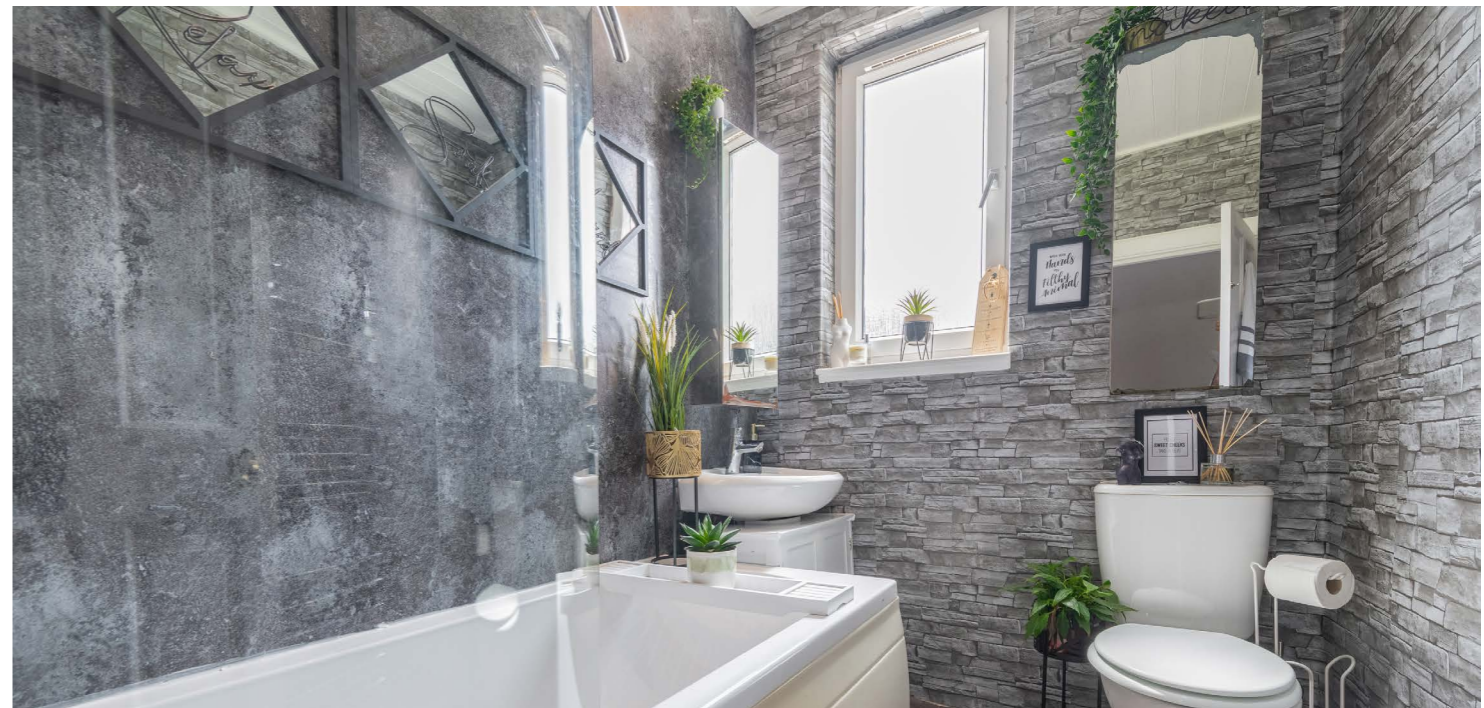
The accommodation on offer extends to:- reception hallway, with staircase off to upper apartments, good sized lounge, with focal point fireplace, breakfasting sized contemporary kitchen, with door to the rear garden, three double sized bedrooms, all with fitted wardrobes, and a bathroom, with overbath shower. From the upper landing, a further staircase leads firstly to home office space with a Velux window which lets in lots of natural light and then to two further bedrooms, both also with Velux windows.

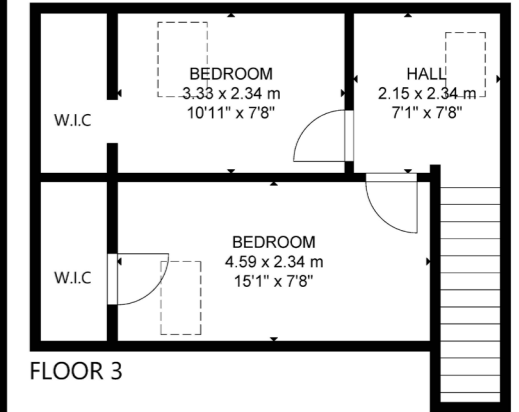
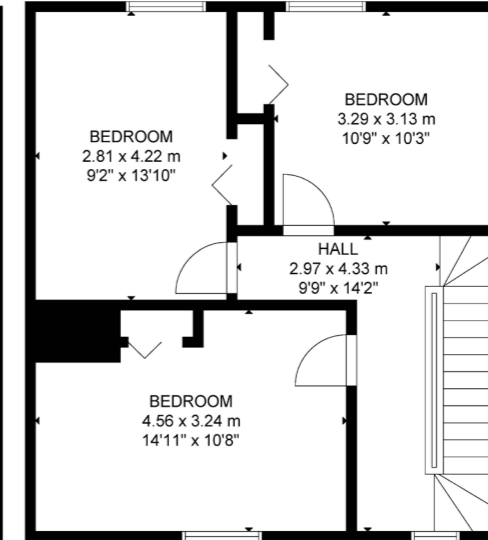
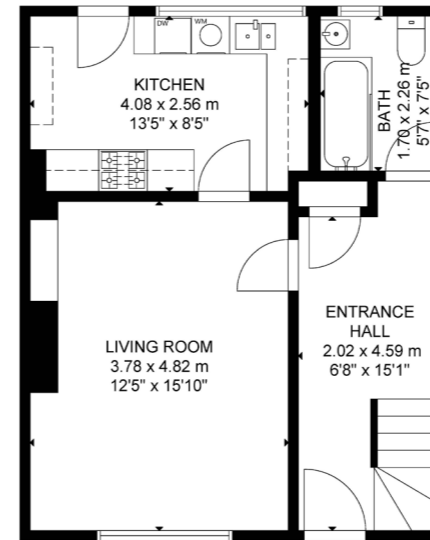
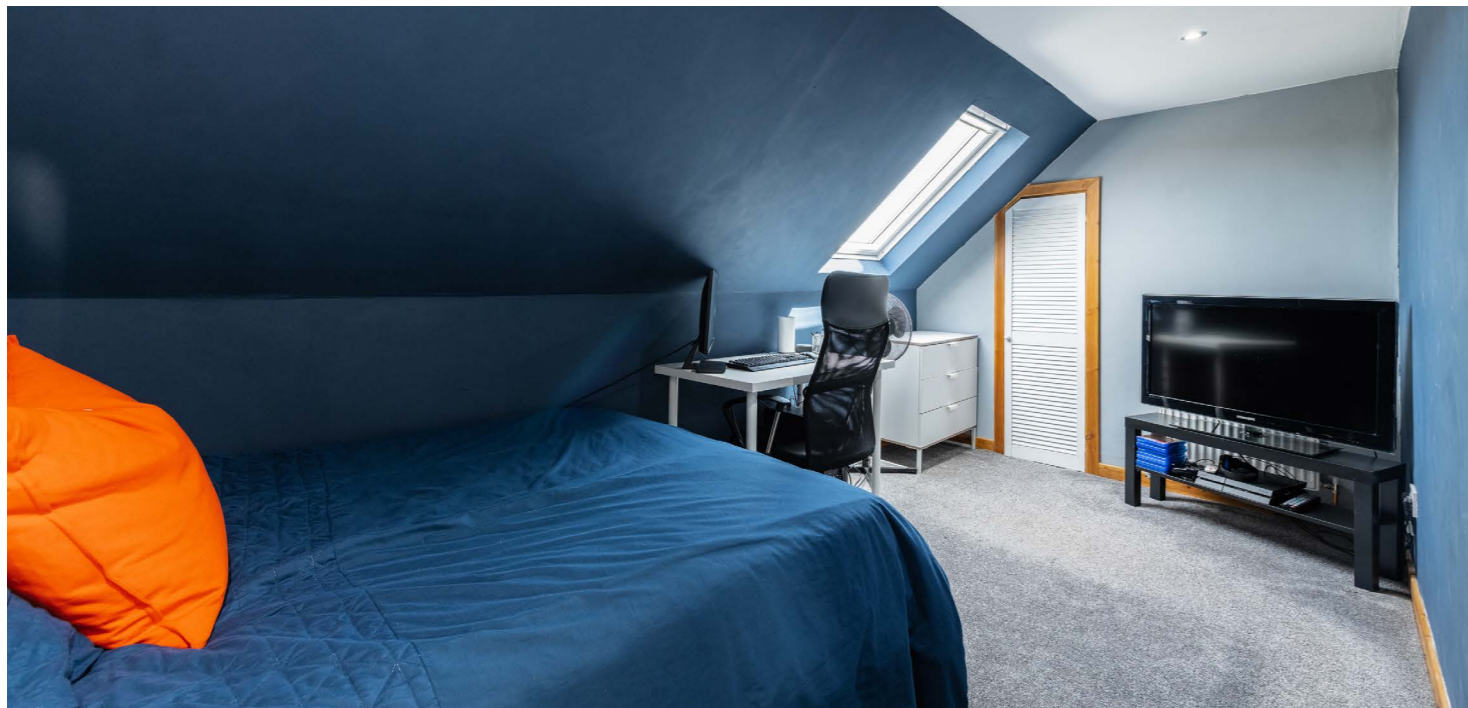
The property benefits from gas central heating and double glazing.

Externally, the front garden features a level gravelled area. The South facing rear garden consists of a patio area, with space for garden furniture, a level lawn and a garden shed. The rear garden is enclosed by timber fence.









The property is extremely well placed for an extensive array of local amenities. Milngavie's pedestrianised town centre provides a wide selection of facilities and services, including banks, Post Office, delicatessens, restaurants, Marks & Spencer's Food Hall and Waitrose. Lennox Park lies near the centre of Milngavie. Further recreational pursuits include a choice of sports centres/gyms, including Allander Sports centre, Nuffield Health Fitness & Wellbeing Gym, tennis and bowling clubs and an array of reputable golf clubs. Milngavie is home to the starting point of The West Highland Way with further walking and cycling trails close at hand in nearby Mugdock Country Park and around the Allander and Craigmaddie Reservoirs. Milngavie train station offers frequent trains to Glasgow's West End and City Centre, along with a direct service to Edinburgh.

BD3411 | Sat Nav: 40 Ashburn Gardens, Milngavie, G62 7PE

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* All measurements and distances are approximate Floorplans are for illustration purposes and may not be to scale.



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