



# THE MOUNT

3 WEST CHAPELTON CRESCENT, BEARSDEN

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4 | BEDROOMS

3 | BATHROOMS

3 | PUBLIC ROOMS

'The Mount' is an outstanding and beautifully presented detached sandstone villa enjoys a prime setting on the ever-desirable West Chapelton Crescent and boasts four bedrooms, with three generous public rooms. Occupying an enviable position on the Crescent, 'The Mount' is set behind a generous gravel driveway and features mature, landscaped tiered gardens, along with an attached garage. Just a short walk from Bearsden Railway Station, the property offers superb convenience for commuting into Glasgow and beyond. The specification includes traditional-style double glazed sash and case windows, along with a gas central heating system to ensure comfort year-round.

This impressive detached villa offers generous and well-balanced accommodation, arranged over two levels. On the ground floor, a welcoming entrance porch leads into a wide reception hallway, with a convenient WC and staircase access to the upper level. The front-facing lounge is bright and spacious, with a bay window, while the dining room, also with a bay, sits adjacent and offers a more formal space. To the rear, there is a well-appointed kitchen, with direct access into a substantial utility room, which provides access out to the rear. There is also a well proportioned additional flexible family room, which overlooks the rear garden.

Upstairs, the first floor hosts four well-proportioned bedrooms, including a principal bedroom, with ensuite shower room. A large family bathroom serves the remaining three bedrooms and generous hallway space offers excellent storage, via a built-in cupboard. Overall, the layout provides generous and flexible accommodation perfect for modern family living.

Externally, the property is set on an impressive and expansive plot comprising a substantial gravel driveway to the front, a generous side garden and an expansive, tiered, rear garden that enjoys established and mature planting throughout and a westerly aspect, ensuring excellent levels of afternoon and evening sunlight.

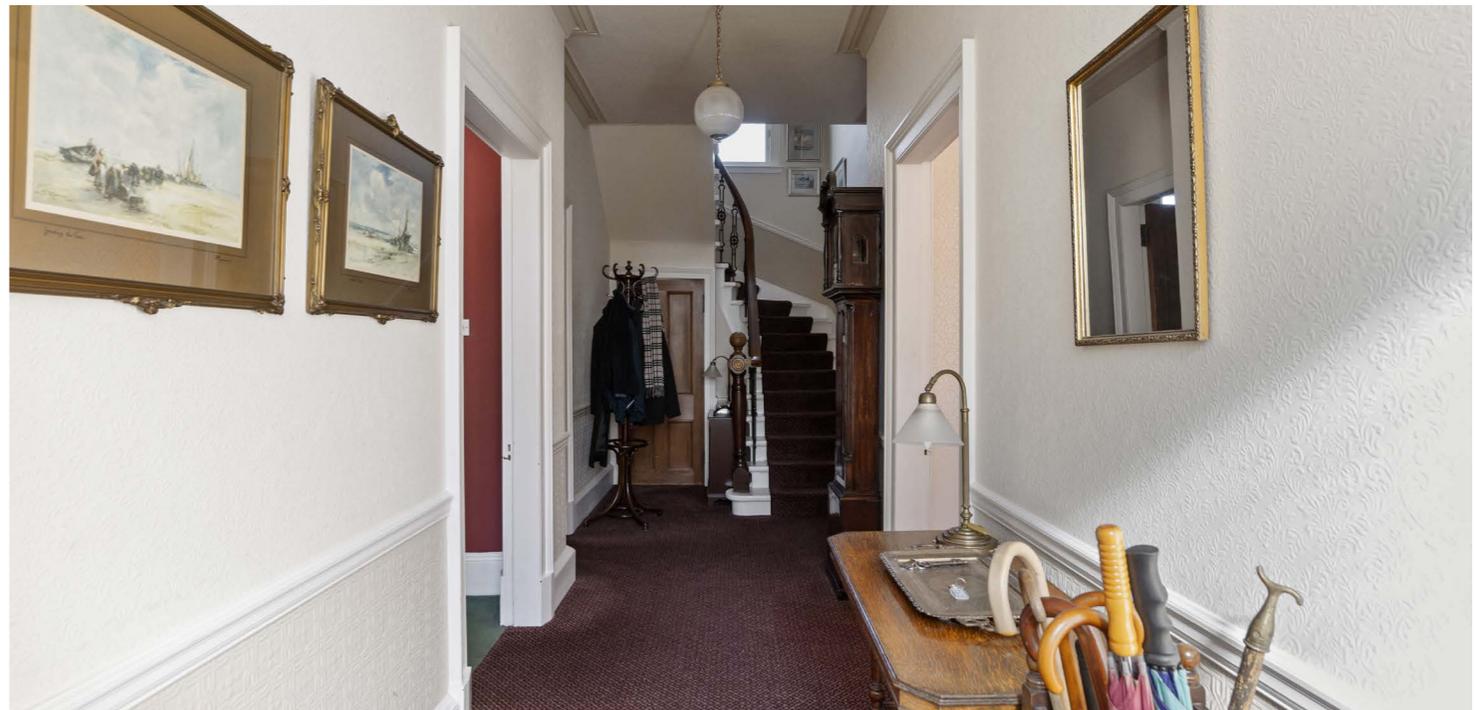
This is a truly superb opportunity to acquire a striking period home, in one of Bearsden's most coveted addresses, combining traditional character, generous accommodation and superb outdoor space.

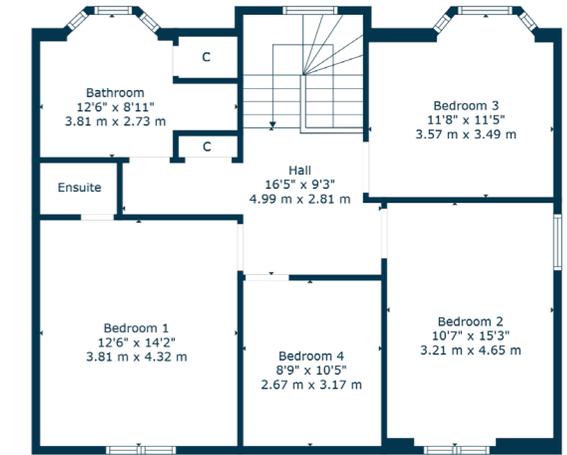












1st Floor

Ground Floor



The suburb of Bearsden is one of Glasgow's most desired districts in which to reside. There are numerous highly acclaimed educational facilities at both Primary and Secondary levels and leisure facilities are plentiful with a choice of private and state gyms and clubs in abundance. Locally, there is an excellent selection of shops and services at Bearsden Cross along with restaurants, cafes and bars. There are excellent bus links nearby and train stations can be found at Hillfoot, Westerton and Bearsden providing regular services into Glasgow's West End and City Centre, including a service to Edinburgh.

Glasgow Airport can be reached within twenty-five minutes off peak and, to the north of Bearsden is the world renowned Loch Lomond and The Trossachs National Park.

**BD3839** | Sat Nav: 3 West Chapelton Crescent, Bearsden, G61 2DE

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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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