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Mount Royal

95a Auchamore Road, Dunoon, PA23 7JJ

Offers Over
£125,000

Mount Royal

Corrigall Black are excited to bring to market 'Mount Royal' a beautiful, two bedroom upper villa, presented in walk in condition and situated in the heart of the seaside town of Dunoon. Comprising dining kitchen, lounge, bathroom and two double bedrooms, this attractive property is located in a popular residential area within walking distance of the town centre and its wide array of amenities. Benefitting from DG, GCH and garden grounds the property is sure to appeal to a wide variety of purchasers therefore we would encourage early viewing to avoid disappointment.

The Location

The property is situated in a central location in the seaside town of Dunoon. The region is steeped in history and surrounded by natural beauty which is enjoyed by outdoor enthusiasts who participate in activities such as sailing, kayaking, paddle boarding, wild swimming, hill walking and mountain biking. Dunoon is home to a wide variety of facilities including a swimming pool, golf course, bowling greens, hospital, GP surgeries, primary and secondary schools, supermarkets and a unique array of shops, cafes, pubs, and restaurants.

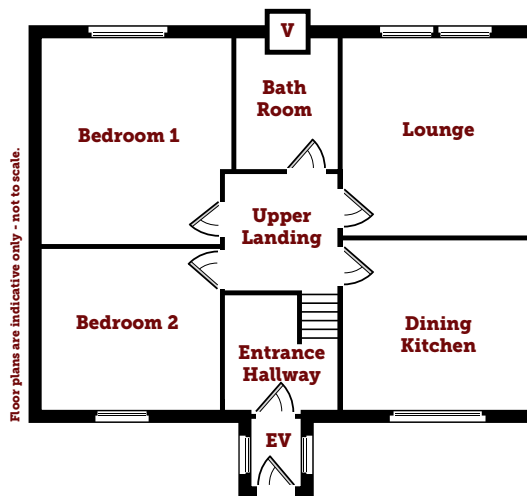
Dunoon has a regular passenger ferry to Gourock, where there is a train link to Glasgow. The Western Ferries, situated in Hunters Quay, provide a very frequent service across the Clyde for cars and passengers.

Property Features

- WALK IN CONDITION
- SOUGHT AFTER LOCATION
- GARDEN GROUNDS
- TWO DOUBLE BEDROOMS
- DOUBLE GLAZING/G.C.H
- UPPER VILLA
- CENTRAL LOCATION
- EARLY ENTRY AVAILABLE

Measurements

Entrance Vestibule	1.55 m X 1.1 m / 5'1" X 3'7" A.W.P
Hall / Landing	2.45 m X 2.38 m / 8'0" X 7'10" A.W.P
Lounge	4.4 m X 4 m / 14'5" X 13'1" A.W.P
Bedroom 1	4.36 m X 3.95 m / 14'4" X 13'0" A.W.P
Bedroom 2	3.86 m X 3.65 m / 12'8" X 12'0" A.W.P
Bathroom	2.7 m X 2.1 m / 8'10" X 6'11" A.W.P
Dining Kitchen	4 m X 3.85 m / 13'1" X 12'8" A.W.P
Entrance Hallway	2.43 m X 2.4 m / 8'0" X 7'10" A.W.P



Whilst every precaution to ensure accuracy has been taken during the preparation of these particulars, if there is any aspect which is critical to your interest or which you find misleading, please contact us for further information. In accordance with the terms of the Property Misdescriptions Act, we wish to clarify the term "NOT TESTED" as pertaining to the fitted Kitchen appliances or indeed any other mechanical items, apparatus or appliances relating to this property, including where applicable the central heating. We wish to make it clear that we have not personally inspected or tested these items and therefore do not warrant either now or at a later date their correct functions. Please note all photographs are taken with a wide angled lens and all measurements are approximate and are taken with a sonic tape measure.

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