

# 38 Springbank Gardens, Dunblane





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WELCOME TO

## 38 Springbank Gardens, Dunblane

*Halliday Homes are delighted to bring to the market this well presented, detached, family home with extremely flexible accommodation throughout in a quiet cul-de-sac location. The property is situated on the bank of the River Allan and within the very popular Cathedral City of Dunblane and conveniently placed for local amenities.*



*4 Beds | 4 Baths | 139m<sup>2</sup>*

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*The ground floor accommodation comprises; entrance hall, family room, luxury dining kitchen, lounge, dining room, cloak room and utility room. On the upper level there are four double bedrooms, three en-suites and the bathroom completes the internal accommodation. Warmth is provided by gas central heating and is fully double glazed.*

*Externally the well-maintained landscaped garden, which wraps round to the side and rear, has a fine selection of shrubs and trees, gravel paths, a rockery and composite decking. Lovely views overlooking the river allan, a shed and an external water tap. Attached integral garage with light and power and an electric roller door. Monobloc bin storage. The property benefits from private and communal parking. Joint ownership of residents community hall.*

*The amenities of Dunblane are all close by - these include a fine range of independent shops, cafes and restaurants, health centre, as well as Marks and Spencers and Tesco supermarkets. The nearby city of Stirling provides more extensive shopping and there is a wealth of outdoor pursuits on offer within easy reach, including some fine hillwalking. Highly regarded schooling is available at both primary and secondary level in Dunblane, with independent schooling at Fairview Beaconsburn in Bridge of Allan and Morrisons in Crieff. Bridge of Allan is also home to Stirling University.*







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# HALLIDAY HOMES

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## ALL ENQUIRIES

Halliday Homes

Telephone: +44 (0)1786 833811

Email: [info@hallidayhomes.co.uk](mailto:info@hallidayhomes.co.uk)

Website: [hallidayhomes.co.uk](http://hallidayhomes.co.uk)

