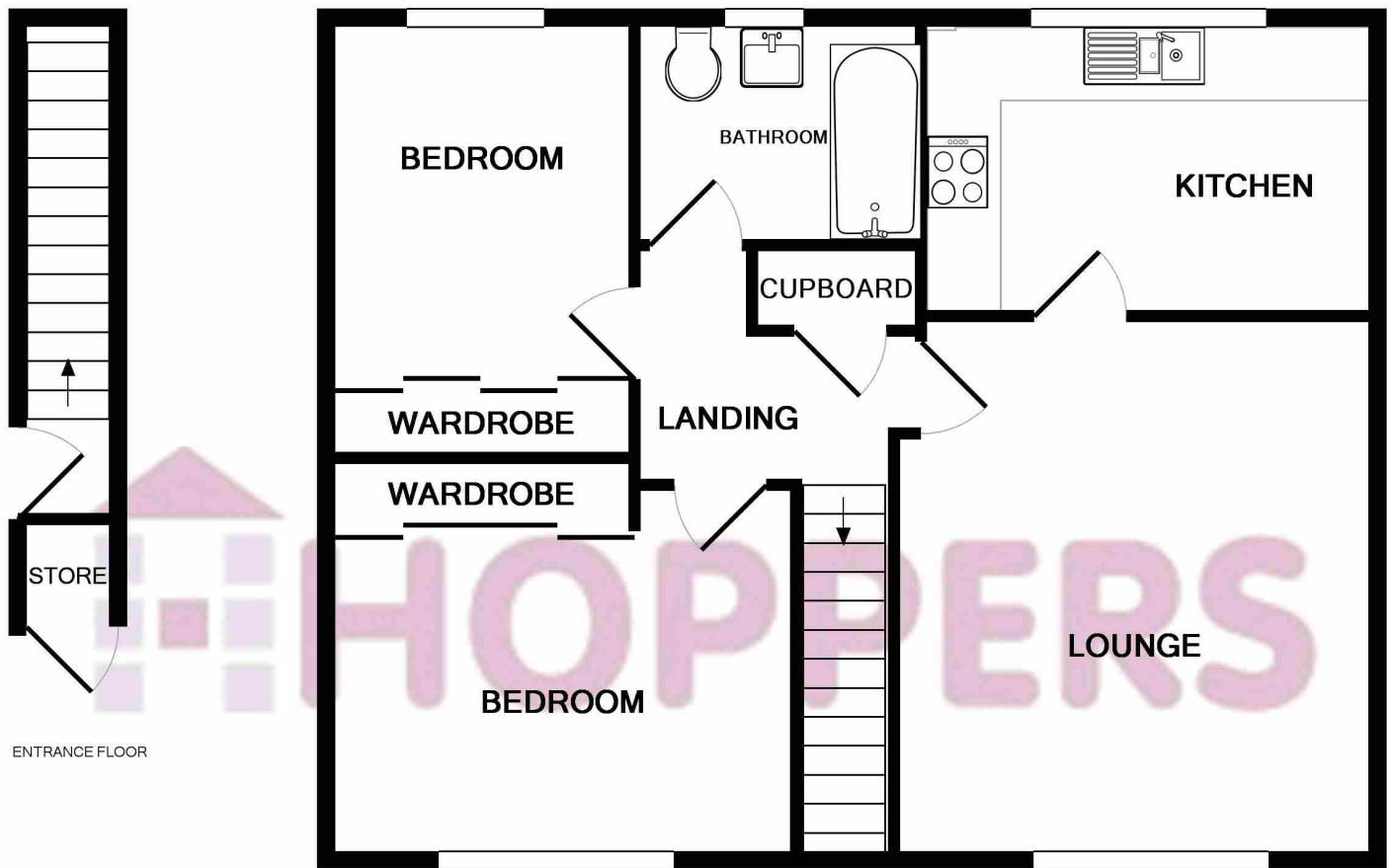




A well presented 2 bedroom upper flat in a popular and well kept development in Prestwick. Comprising spacious lounge, kitchen, 2 double bedrooms, bathroom. With GCH, double glazing & allocated off street parking.







1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	77	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC 		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92-100) A		
(81-91) B		
(69-80) C	79	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales EU Directive 2002/91/EC 		

19 Shawfarm Place, Prestwick, KA9 1JQ

Hoppers Estate Agency are pleased to present this 2 bedroom upper flat in a well kept development in Prestwick. Comprising spacious lounge, kitchen, bathroom and 2 bedrooms, this well presented property would make a ideal first home or buy-to-let investment.

In more detail; the property has its own front door with staircase ahead. To the right is the lounge, which is spacious and bright with neutral decor. At the rear of the lounge lies the rear facing kitchen; with L-shaped wall and base units providing a good amount of storage and worktop space, as well there being room for a dining table. With integrated electric hob, oven and hood, and neutral decor. There are 2 bedrooms in the property, both double sized and with fitted wardrobes providing good storage space. The front facing bedroom 1 is the larger of the two, and bedroom 2, at the rear of the property, provides the owner with a second double bedroom, guest bedroom, nursery or office space. Both rooms have fitted carpets and neutral decor. The family bathroom is modern and fully tiled, with white suite comprising toilet, wash-hand basin in vanity unit and bath with shower above.

EXTERIOR

The property is situated in a predominately communal development, with surrounding gardens and carpark with allocated spaces, as well as guest parking. The property does have a small private garden/planting area at the front door.

DIMENSIONS

Lounge: 13'0x14'7 approx.

Kitchen: 12'3x8'1 approx.

Bedroom 1: 12'7x8'10 approx.

Bedroom 2: 8'4x9'10 approx.

Bathroom: 7'8x6'2 approx.

INCLUDED IN SALE

All floor coverings, window blinds and light fittings.

VIEWINGS

Strictly through Hoppers Estate Agency. Tel 01292 477788



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