

# Alexandria Terrace

Ayr, KA8

Offers over £175,000



Immaculate 3 bedroom end terrace bungalow in Ayr. Lounge, kitchen with utility, 3 double bedrooms, bathroom, shower room, modest front garden, large gardens side and rear. Garage, GCH & DG. \*\*\*CLOSING DATE FOR OFFERS FRIDAY 10TH MAY 2019 AT 12.00\*\*\*



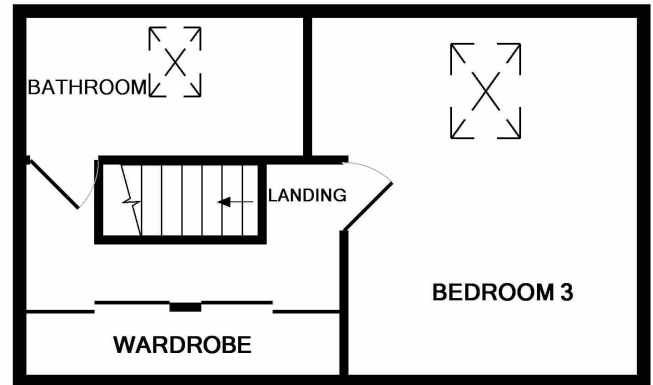
HOPPERS | 8 MAIN STREET | PRESTWICK | KA9 1NX  
Tel: 01292477788  
E-mail: [hopperleads@aol.com](mailto:hopperleads@aol.com)







GROUND FLOOR  
APPROX. FLOOR  
AREA 788 SQ.FT.  
(73.2 SQ.M.)

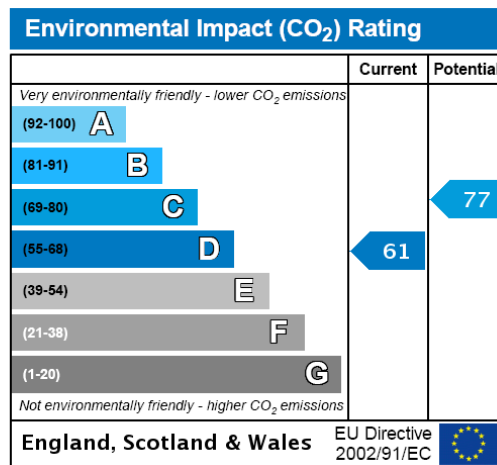
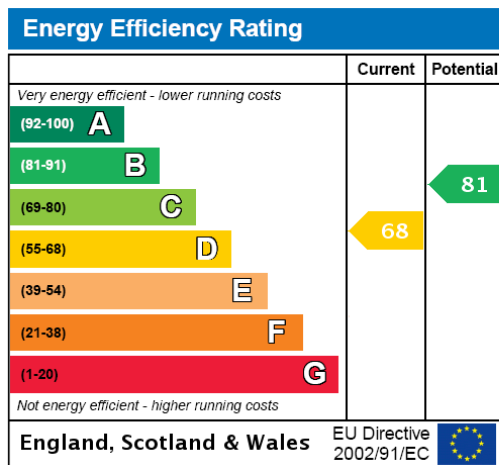


1ST FLOOR  
APPROX. FLOOR  
AREA 302 SQ.FT.  
(28.0 SQ.M.)

TOTAL APPROX. FLOOR AREA 1089 SQ.FT. (101.2 SQ.M.)

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  
Made with Metropix ©2018

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



20 Alexandria Terrace, Ayr, KA8 9AH

\*\*\*CLOSING DATE FOR OFFERS FRIDAY 10TH MAY 2019 AT 12.00\*\*\*

Hoppers Estate Agency are delighted to market this immaculately presented end terrace bungalow in Ayr. Comprising lounge, kitchen with utility, 3 double bedrooms, bathroom and shower room, as well as large rear and side gardens and off street parking. Viewings highly recommended.

In more detail, this immaculate property has been beautifully modernised throughout. The spacious lounge contains neutral and modern decor, with a side facing window and rear facing glass door to the garden. With laminate flooring, light walls and an attractive fireplace with wood burning stove ahead on entry. To the rear of the lounge is the modern kitchen, with L-shaped wall and base units, offering good worktop and storage space, as well as a built in breakfast bar. With integrated oven, gas hob and dishwasher, there is also a convenient utility room off. There are two bedrooms on the ground floor; bedroom 1 is a very large master, with fitted carpet and tasteful, neutral décor which also benefits from fitted wardrobes. Bedroom 2 is another attractive, well proportioned double at the rear of the property, overlooking the garden. Also on the ground floor is a modern shower room, an excellent use of space, fully tiled with white suite and large shower cubicle.

In the fully converted loft space is bedroom 3. A large, bright double with front facing velux. Again, with neutral decor and fitted carpet. The front eaves space in the upstairs landing has been converted to full length sliding wardrobes offering excellent storage space. Also on the upper floor is a modern, bright bathroom, with white suite comprising toilet, wash-hand basin and bath with shower above.

#### EXTERIOR

The property benefits from front, side and rear gardens. The front is modest and low maintenance. The rear garden which covers the full side of the property also, is very large and comprises decking, a large paved area, a spacious lawn and planting beds, as well as a large detached garage and storage room. The unfenced grass area at the side also belongs to the property, providing an extra lawn area.

#### DIMENSIONS

Lounge: 12'4x16'3 approx.

Kitchen: 9'2x12'9 approx.

Utility: 5'0x6'2 approx.

Bedroom 1: 15'6x12'3 approx.

Bedroom 2: 10'3x12'1 approx.

Bedroom 3: 12'1x13'5 approx.

Shower Room: 3'0x14'1 approx.

HOPPERS | 8 MAIN STREET | PRESTWICK | KA9 1NX

Tel: 01292477788

E-mail: [hopperleads@aol.com](mailto:hopperleads@aol.com)



Bathroom: 10'5x5'5 approx.

INCLUDED IN SALE: All floor coverings, window blinds and light fittings.

#### VIEWINGS

Strictly through Hoppers Estate Agency. Tel 01292 477788

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.