

Woodfield Crescent

Ayr, KA8

Fixed price of £72,000

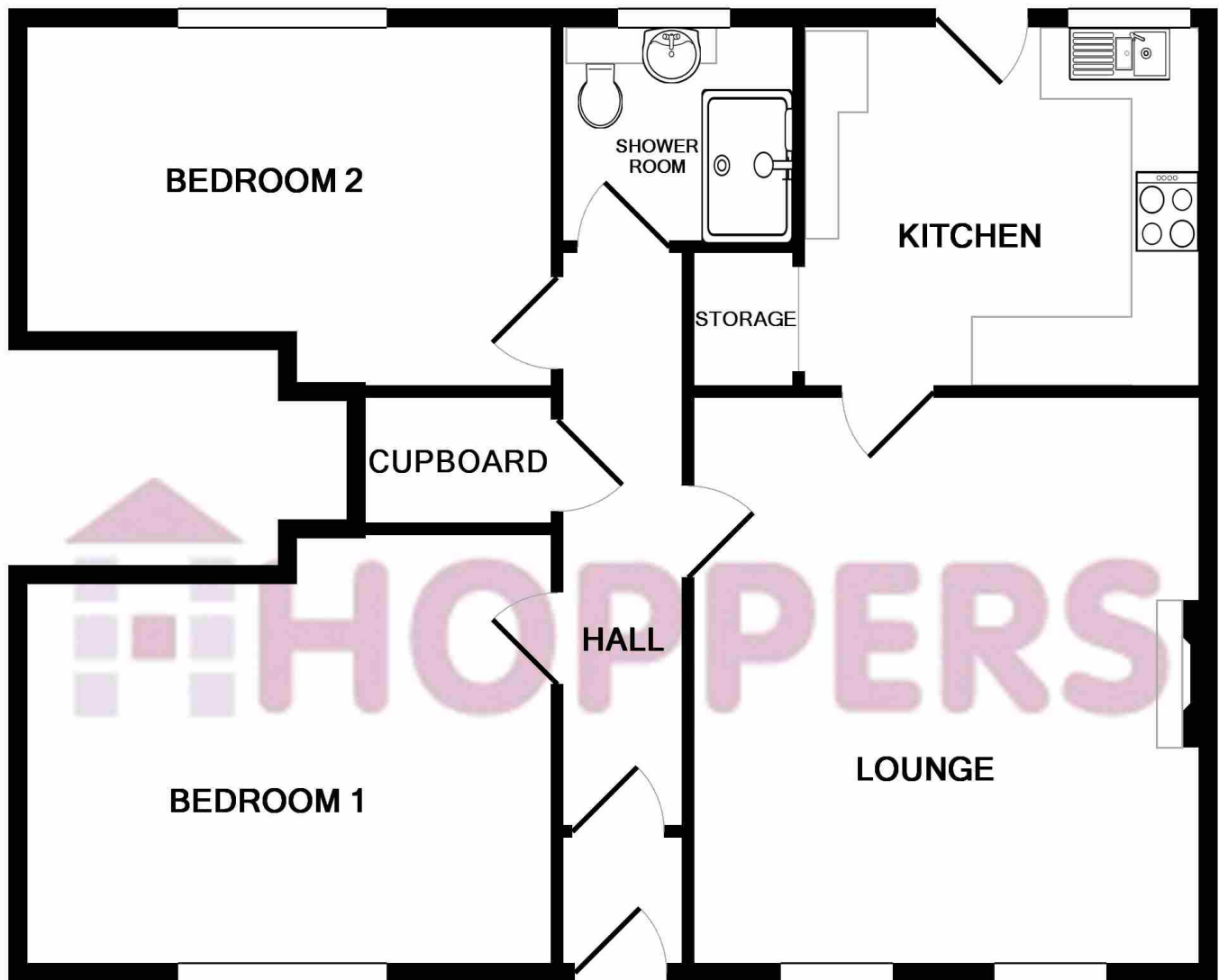


A spacious 2 bedroom ground floor flat in a quiet area. Comprising lounge, kitchen, 2 double bedrooms and shower room, as well as large front and rear gardens. Ideal for first time buyers, BLT investors or those in need of ground level accommodation.



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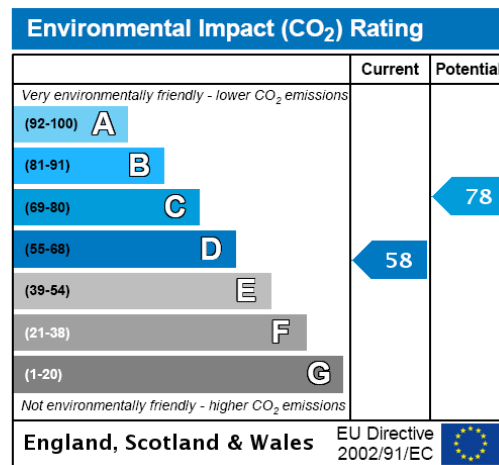
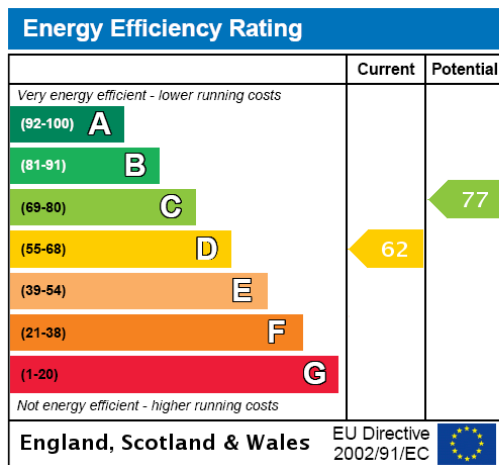


TOTAL APPROX. FLOOR AREA 708 SQ.FT. (65.8 SQ.M.)

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

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21 Woodfield Crescent, Ayr, KA8 8NU

Hoppers Estate Agency are pleased to present this spacious ground floor flat in a quiet area of Ayr. Comprising lounge, kitchen, 2 double bedrooms and shower room. With large front and rear gardens, GCH and double glazing throughout. Would suit a variety of purchasers including first time buyers, buy-to-let investors or those in need of 'on the level' accommodation.

In more detail, on entry a hallway is ahead leading to the lounge on the left. The lounge is spacious and front facing, with carpeted flooring and fireplace ahead on entry. Off the lounge is the kitchen, well appointed with L-shaped wall and base units offering good worktop and storage space. There is room for a dining table and access to the rear garden. There are 2 double bedrooms in the property, one front and one rear facing, both spacious with fitted carpets and light walls. The rear facing shower room is modern with wash hand basin and toilet in vanity unit, and a corner shower cubicle.

EXTERIOR

The property benefits from large front and rear gardens; both are fully laid to lawn and well presented. The large rear garden is fully enclosed with a shed at the back, easily maintained in its current condition but also offers good potential to landscape or develop.

DIMENSIONS

Lounge: 13'5x15'0

Kitchen: 10'7x9'8 approx.

Bedroom 1: 13'11x11'5 approx.

Bedroom 2: 13'11x9'6 approx.

Shower Room: 5'6x5'10 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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