

Glencairn Road

Ayr, KA7

Offers over £100,000

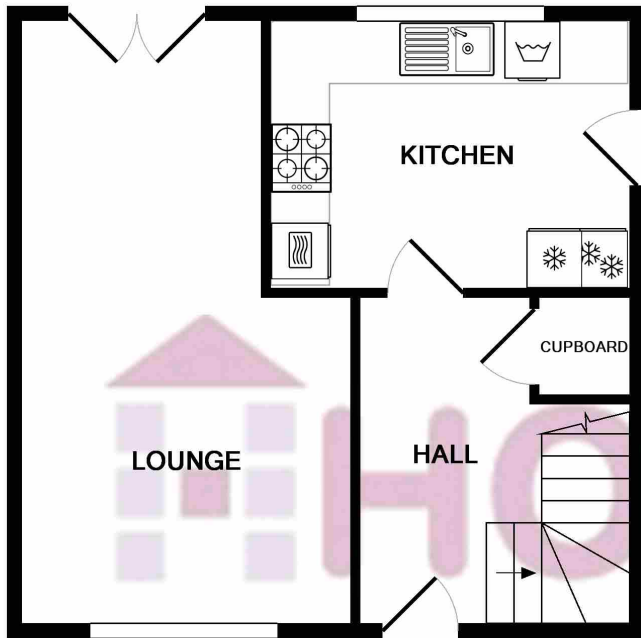


2 bedroom end terrace villa in Ayr. lounge-diner, modern kitchen, 2 double bedrooms and family bathroom. Large, well kept, South facing rear garden, GCH and DG. **CLOSING DATE FOR OFFERS MONDAY 11TH MARCH 2019 AT 2.00**

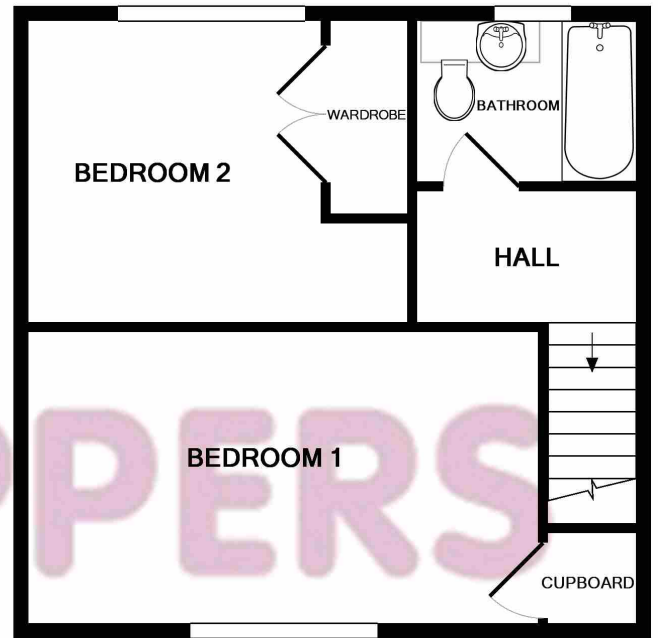


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GROUND FLOOR
APPROX. FLOOR
AREA 409 SQ.FT.
(38.0 SQ.M.)

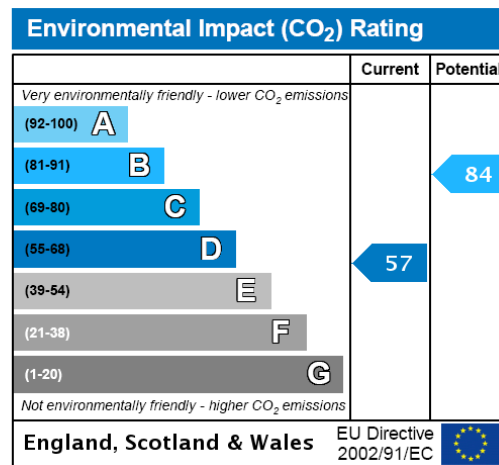
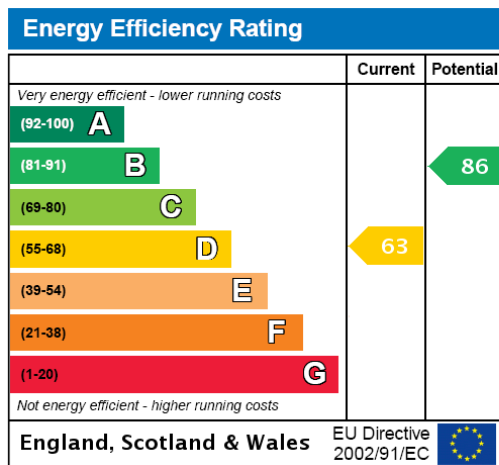


1ST FLOOR
APPROX. FLOOR
AREA 409 SQ.FT.
(38.0 SQ.M.)

TOTAL APPROX. FLOOR AREA 818 SQ.FT. (76.0 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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74 Glencairn Road, Ayr, KA7 3HW.

****CLOSING DATE FOR OFFERS MONDAY 11TH MARCH 2019 AT 2.00****

Hoppers Estate Agency are delighted to market this immaculately presented 2 bedroom end terrace villa in Ayr. The property comprises lounge-diner, kitchen, 2 double bedrooms and bathroom. A well as front garden and large south facing rear garden. With GCH and double glazing.

The interior of the property is beautifully presented; the current owners have refurbished and maintained the property to a high standard. With recently new windows & doors, light fittings, modern fitted kitchen, bathroom suite and décor throughout, the property is in true walk-in condition and viewings are highly recommended.

A welcoming hallway with under stair storage leads to the kitchen at the rear; the kitchen is spacious and bright, overlooking the rear garden. With new fully fitted kitchen, with high gloss L-shaped wall and base units providing a good amount of storage and worktop space, as well as integrated washing-machine, fridge freezer, oven, hob and microwave. Next to this lies the lounge-dining room; wooden flooring and neutral décor throughout create a bright and flexible space. The room benefits from dual aspects with double glass doors out to the sunny rear garden.

On the upper floor are 2 well proportioned double bedrooms; both spacious and bright, with fitted carpets and neutral décor. Bedroom 1 faces the front, and contains storage cupboard, and bedroom 2, which is rear facing, contains a fitted wardrobe. The family bathroom is modern, with white suite comprising toilet and wash-hand basin n vanity unit and bath with shower above.

EXTERIOR

The property boasts both front and rear gardens. The front of the property is low maintenance in it's current condition, and has the potential to develop or landscape. The sunny South facing rear garden is fully enclosed and well presented, with a large neat lawn, garden shed and newly slabbed patio area ideal for outdoor dining or entertaining.

DIMENSIONS

Lounge: 11'11 (narrowing to 8'4) x 20'2 approx.

Kitchen: 12'1x9'1 approx.

Bedroom 1: 17'0x9'11 approx.

Bedroom 2: 12'9x10'1 approx.

Bathroom: 6'10x5'8 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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