

Langcroft Avenue  
Prestwick, KA9

Fixed price of £135,000

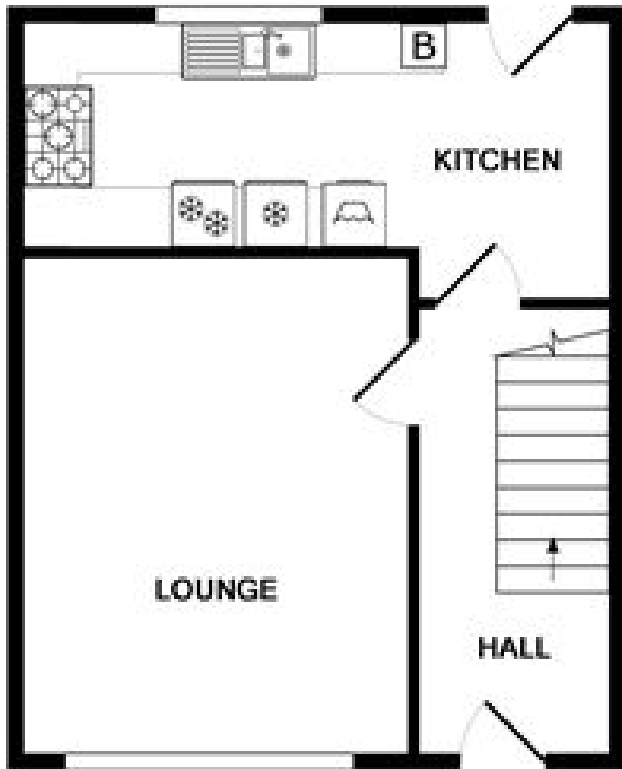


End Terrace 2 bedroom villa in a popular area. With lounge, kitchen, shower room, 2 double bedrooms and box room. South facing, low maintenance rear garden. GCH & double glazing. In move-in condition.

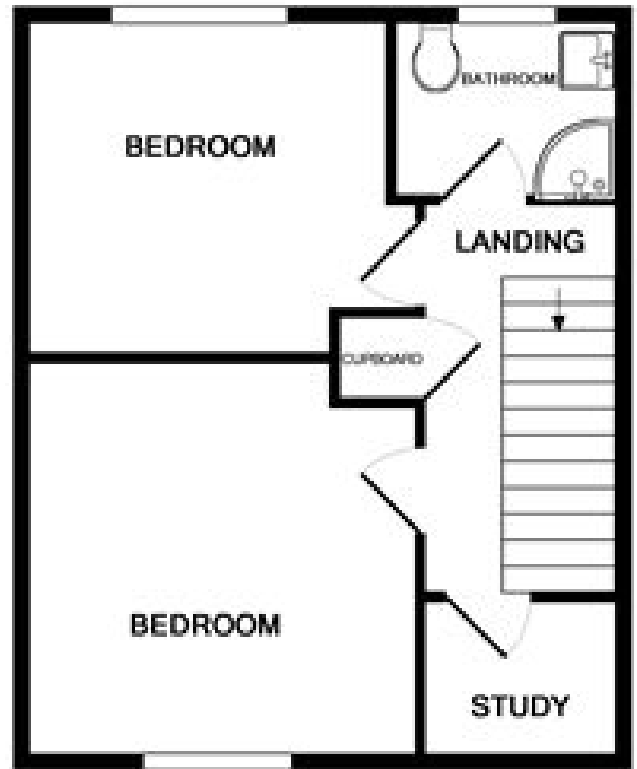


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GROUND FLOOR

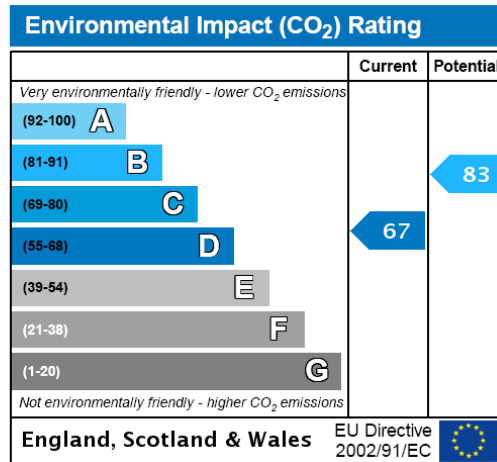
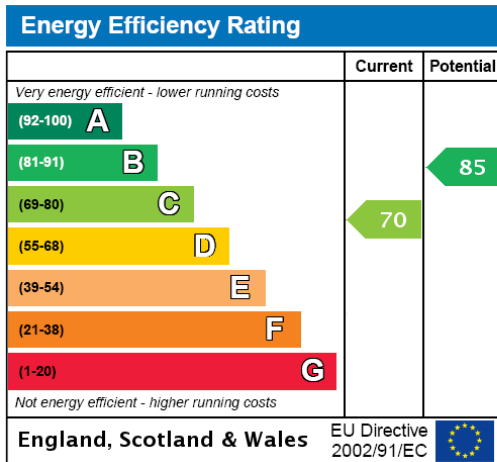


1ST FLOOR

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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58 Langcroft Avenue, Prestwick, KA9 2LY

Hoppers Estate Agency are pleased to market this well-presented end terrace villa in a popular area of Prestwick. Comprising lounge, kitchen, 2 double bedrooms, box room and shower room. With front and rear gardens, GCH and double glazing throughout.

The property is in move-in condition and neutrally decorated, it will appeal to a variety of purchasers including first time buyers and those looking to downsize. A welcoming, bright entrance hall leads to a rear dining kitchen - with wall and base units providing ample storage and worktop space as well as integrated fridge, freezer, oven and 5 ring gas hob. There is also space for a small dining table. Next to the kitchen lies the front facing lounge; an inviting, spacious room with laminate flooring and light walls.

On the upper floor are two generous double bedrooms; one front and one rear facing. Both contain large L-shaped fitted wardrobes. There is a small box room which is ideal for storage or office space. The shower room is fully tiled with white suite and shower cubicle.

Externally, there are front and rear gardens. Both are low maintenance and well kept. The South facing rear is fully enclosed; fully paved with corner decking; an ideal spot to enjoy the sun or dine outdoors. Also, with a large garden shed.

Langcroft Avenue is located in a popular residential area; only a short distance from Prestwick's thriving Main Street and with good transport links nearby. This is a family friendly area with schools within walking distance and local parks nearby.

#### DIMENSIONS

Lounge: 11'8x14'10 approx.  
 Kitchen: 17'11x6'11 approx.  
 Bedroom 1: 10'3x10'0 approx.  
 Bedroom 2: 11'6x9'10 approx.  
 Box Room: 5'11x4'4 approx.  
 Shower Room: 6'9x5'4 approx.

#### VIEWINGS

Strictly by appointment through Hoppers Estate Agency. Tel 01292 477788.



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