

# Lisburn Road

Ayr, KA8

Offers over £100,000



Beautiful 2 bed ground floor apartment comprising lounge, kitchen, 2 double bedrooms and bathroom. Neutral decor throughout and in true walk-in condition. With private rear garden, excellent storage space, GCH and double glazing throughout.

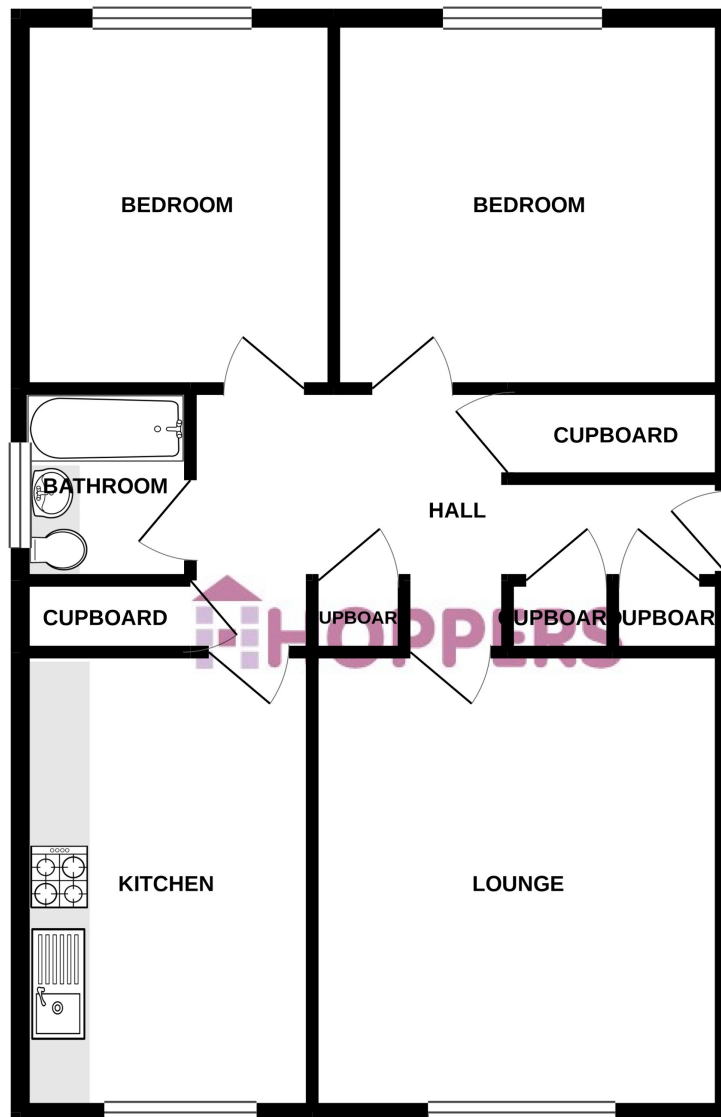


HOPPERS | 8 MAIN STREET | PRESTWICK | KA9 1NX  
Tel: 01292477788  
E-mail: [hopperleads@aol.com](mailto:hopperleads@aol.com)





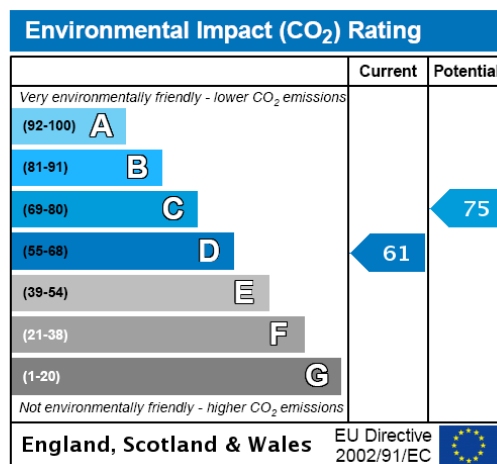
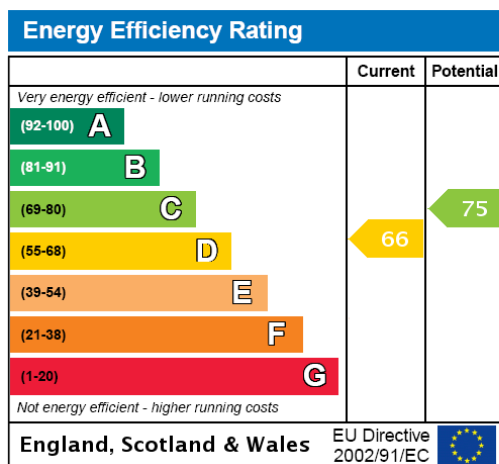
GROUND FLOOR  
746 sq.ft. (69.3 sq.m.) approx.



TOTAL FLOOR AREA : 746 sq.ft. (69.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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12 Lisburn Road, Ayr, KA8 8LX

Hoppers Estate Agency is delighted to market this lovely 2-bedroom ground floor flat in a quiet street in Ayr. Presented in walk-in condition, this bright and spacious property comprises lounge, kitchen, 2 double bedrooms and bathroom. With excellent storage, private rear garden and secure communal entrance.

We expect this property will appeal to a variety of purchasers including first time buyers, those looking for 'on the level' accommodation and buy-to-let investors. Early viewings are advised.

Internally the decor is neutral throughout and will appeal to viewers who are looking for a property to make their own. This deceptively spacious flat contains a central hallway with 4 large cupboards off providing an excellent amount of storage space. There is a bright and spacious lounge and a large kitchen with space for dining - both front facing. Both bedrooms are spacious doubles, rear facing with carpeted flooring. The modern bathroom contains white suite and shower over bath.

Externally there is a long, private rear garden; well-kept and mainly laid to lawn with area of woodchip at the back - an ideal spot for garden furniture.

Lisburn Road is a quiet street just off Prestwick Road. There is easy access into Ayr Town Centre and Prestwick Main Street where there are a range of eateries, shops and essential amenities. There are supermarkets within walking distance, as are both Prestwick and Ayr beaches.

#### DIMENSIONS

Lounge: 14'4x12'0 approx.

Kitchen: 9'1x14'4 approx.

Bedroom 1: 11'4x11'8 approx.

Bedroom 2: 9'9x11'8 approx.

Bathroom: 5'5x6'0 approx.

#### VIEWINGS

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

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