



An immaculate detached family home in Monkton. With 4 bedrooms, spacious lounge, kitchen-diner with sitting room, bathroom, en-suite, WC & utility room. With spacious rear garden, driveway & garage. Beautifully presented, early viewings are advised.



GROUND FLOOR
646 sq.ft. (60.0 sq.m.) approx.



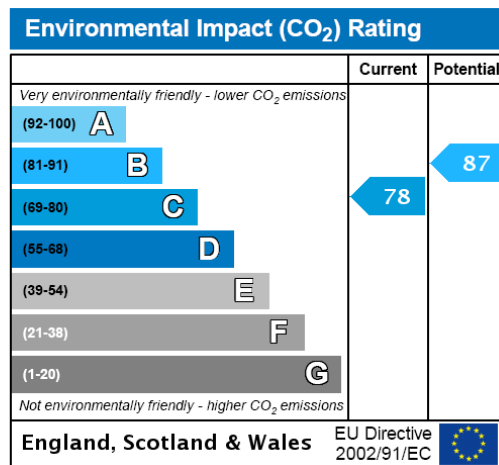
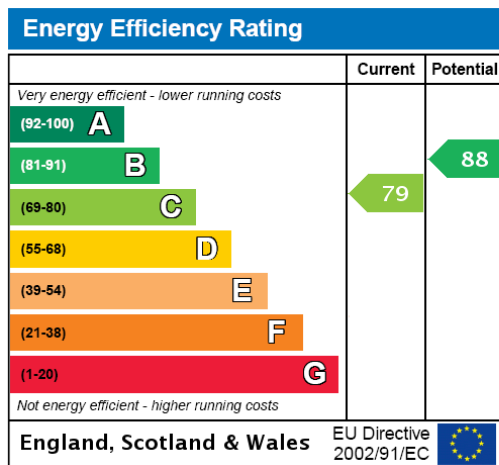
1ST FLOOR
617 sq.ft. (57.3 sq.m.) approx.



TOTAL FLOOR AREA : 1262 sq.ft. (117.3 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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65 Fairfield Park, Monkton, KA9 2FD

Hoppers Estate Agency is pleased to market this immaculately presented 4 bedroom detached property in the desirable village of Monkton, by renowned builders David Wilson Homes. Comprising lounge, dining kitchen with sitting room, 4 bedrooms, bathroom, en-suite and WC. With lovely rear garden, off street parking and garage. GCH & double glazing throughout.

The property is presented in true walk-in condition and will appeal, in particular, to families who are looking for a beautiful property to make their own. The current owners have used a stunning selection of eclectic accessories and furnishings to bring this home to life, although the decor itself is completely neutral throughout providing a blank canvas for buyers. Viewings are encouraged to appreciate this lovely home.

Internally, the layout can be flexible, but currently extends to; welcoming and bright entrance hall with stairs ahead and WC off, and large lounge brightened by front facing window and large square bay. At the rear of the property is the impressive open dining kitchen/sitting room; a lovely, bright space, perfect for relaxing as a family or entertaining guests. The modern kitchen contains fitted appliances and ample storage space - a door off leads to a good-sized utility room with large under-stair cupboard. A square bay in the sitting room has French doors that open out to the rear garden, and there is ample room for a family dining table.

On the upper floor a spacious and bright landing provides access to 4 bedrooms. Bedroom 1 is a large double with fitted storage and en-suite shower room. Bedrooms 2 & 3 are good sized doubles, again, neutrally decorated, with fitted storage. Bedroom 4 is currently in use as an office, but is also suitably sized as a single room or nursery. At the end of the landing is an attractive, modern bathroom, with white suite.

Externally, the space is generous. There is a driveway for multiple cars at the back of the property, leading to a garage. The rear garden, accessed from the driveway or sitting room, is fully paved and well enclosed, creating a lovely private space, ideal for families with children and/or pets.

Fairfield Park is in a highly desirable locale; a quiet village on the outskirts of Prestwick. The property is close to local amenities and primary school and provides easy access into Prestwick, Ayr, Troon, Glasgow and beyond. Main amenities can be found in the towns of Prestwick, Ayr and Troon, with an abundance of restaurants, bars, shops and beautiful historic attractions. Located near the coast, there are a number of beaches to enjoy.

DIMENSIONS

Lounge: 11'4x20'11 approx.

Dining Kitchen/Sitting Room: 14'11x20'11 approx.

Utility Room: 7'3x7'1 approx.

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WC: 3'6x6'2 approx.
Bedroom 1: 11'4x17'3 (narrowing to 9'6) approx.
En-Suite: 7'1x4'6 approx.
Bedroom 2: 11'8x8'6 approx.
Bedroom 3: 11'8x10'2 approx.
Bedroom 4: 9'2x8'3 approx.
Bathroom: 5'7x6'10 approx.

VIEWINGS

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

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