

Maryfield Place

Ayr, KA8

Fixed price of £68,500



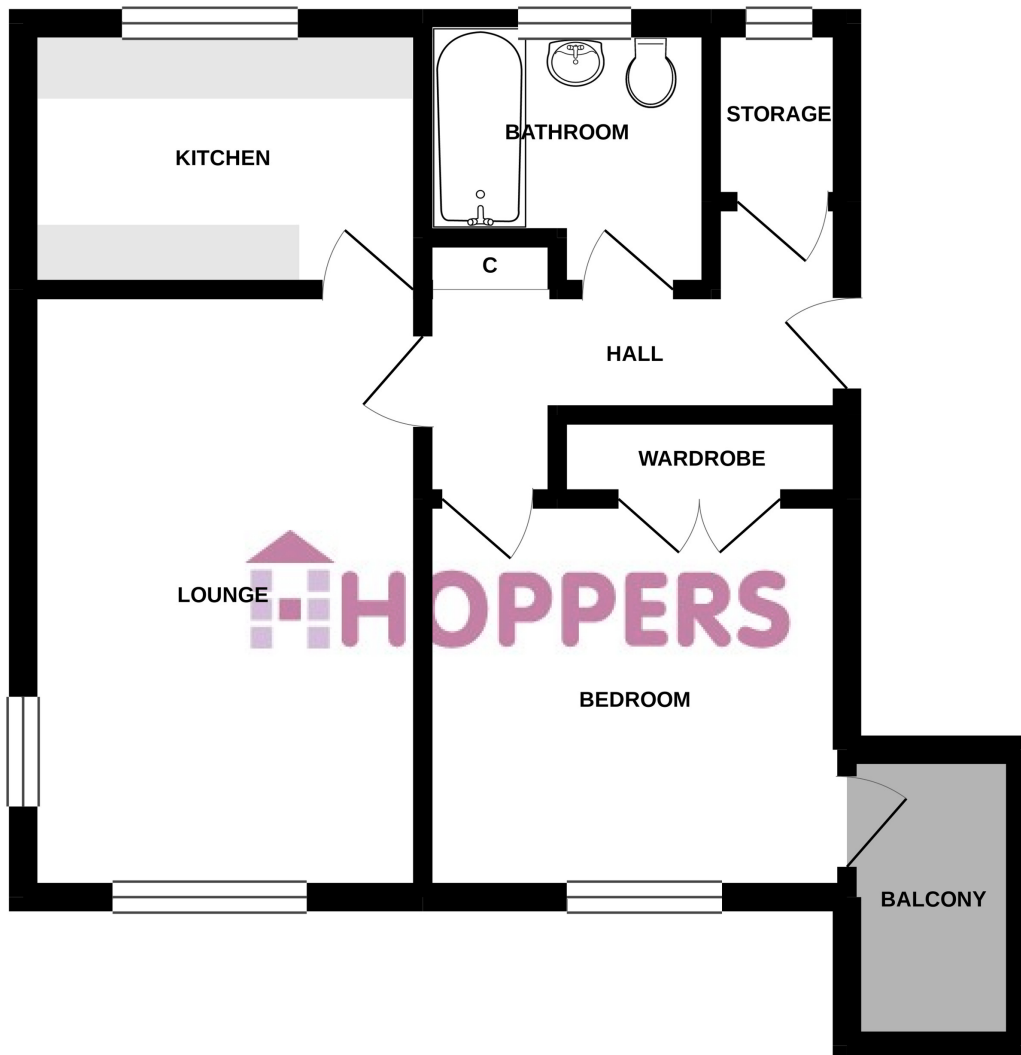
First floor, 1 bedroom flat in a popular area. With spacious lounge, kitchen, double bedroom with fitted storage and balcony, bathroom and box room/walk-in storage. With private rear garden. Perfect for first time buyers or buy-to-let investors.



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



GROUND FLOOR
464 sq.ft. (43.1 sq.m.) approx.



TOTAL FLOOR AREA : 464 sq.ft. (43.1 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.
Made with Metropix ©2021

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



3C Maryfield Road, Ayr, KA8 9DH

Hoppers Estate Agency is pleased to market this 1 bedroom, first floor flat in a popular area. With lounge, kitchen, bedroom, bathroom and box room/storage room, as well as balcony, private rear garden, GCH and double glazing.

Maryfield Road is in an excellent location for access into Ayr Town Centre and Prestwick. There are good amenities close by including multiple supermarkets and quick and easy access to Heathfield Retail Park. There are also excellent public transport links from Prestwick Road.

The property itself is in move-in condition, bright and neutral throughout, although would benefit from some decorative upgrades. It will appeal to first time buyers, those looking for a base in the area, or buy-to-let investors.

The layout extends to; entrance hall leading to lounge; a spacious room with dual aspects and direct access to the kitchen at the rear. The kitchen is of a good size, with wall and base units, and integrated oven, hob and hood. At the front of the property is the bedroom, a good-sized double with fitted storage and access to a private balcony. The bathroom is modern with white suite and shower over bath, and next to this lies a small box room/storage room.

Externally, there is a private rear garden - fully laid to lawn and fully enclosed, with garden shed.

DIMENSIONS

Lounge: 9'11x15'6 approx.

Kitchen: 9'11x7'6 approx.

Bedroom: 10'10x10'0 approx.

Bathroom: 7'9x5'8 approx.

Box Room/Storage: 3'2x6'1 approx.

VIEWINGS

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

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.