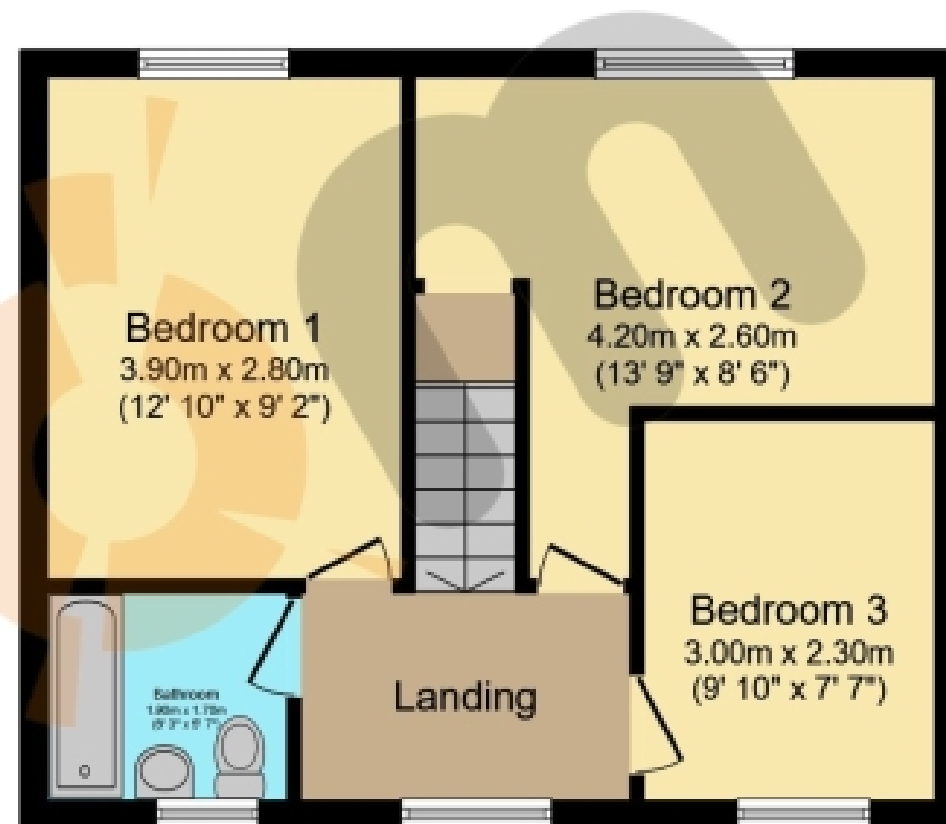
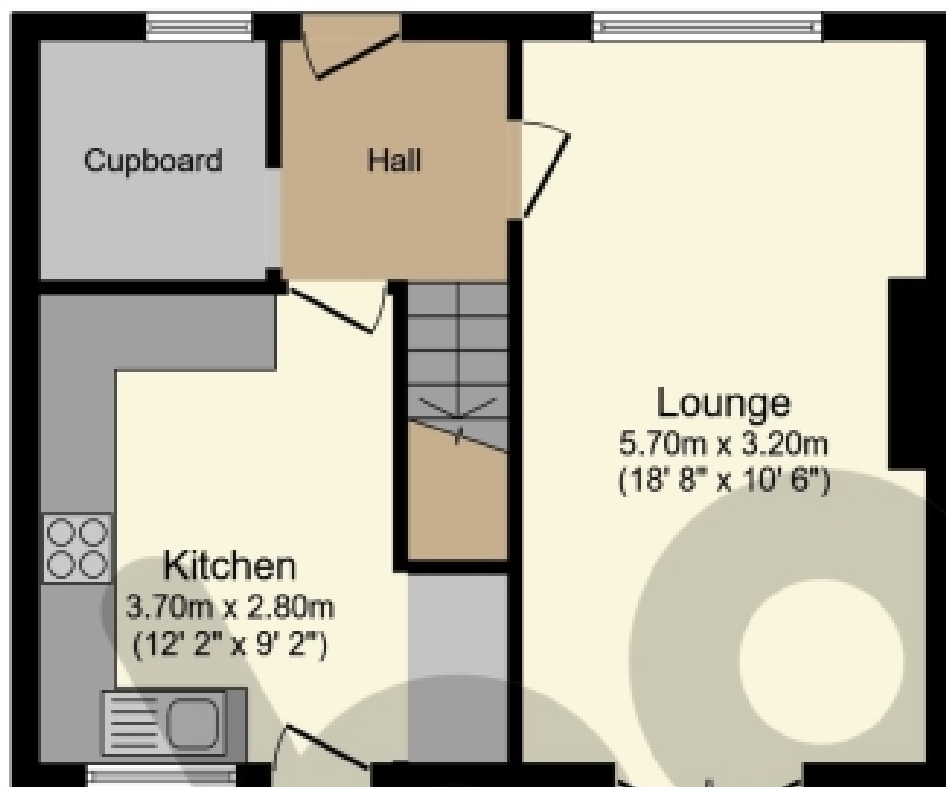




54 Alexander Fleming Avenue, Kilbirnie, KA25

Offers Over £119,995





Total floor area: 79.8 sq.m. (859 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

THE PROPERTY

*FANTASTIC FAMILY HOME IN POPULAR LOCALE * GENEROUS DIMENSIONS * STYLISH DÉCOR THROUGHOUT * GARAGE WITH ELECTRICITY * LOW MAINTENANCE GARDEN * Please contact your personal estate agents, The Property Boom, for much more information and a copy of the Home Report.

Welcome to No. 54 Alexander Fleming Avenue, positioned within the ever-popular Kilbirnie locale, this property is an ideal opportunity for first time buyers and families alike. To the front of the property is a private driveway, offering safe and convenient off-street parking.

Entering the property itself, you are presented with a welcoming entrance hallway, connecting you with both the lounge, kitchen, and a fabulous walk-in storage cupboard.

The lounge is stylish and features an on-trend media wall and neutral décor making this a blank canvas for any prospective buyers. French doors in the lounge lead you to the rear garden; perfect for during the summer months,

The kitchen is modern, and features wall and base mounted cabinetry. On the ground floor is a large cupboard that currently houses the washing machine by the current owners, creating a seamless feel.

Into the upper level are three generously proportioned double bedrooms. Bedroom Two has the added benefit of in-built storage solutions. Completing the home internally is a three-piece family bathroom, comprising of a W.C., wash hand basin and a bath with shower overhead.

To the rear of the property, you will find a fully enclosed garden, featuring paved and manicured lawn areas, making this an ideal space for outdoor dining on warm summer days. The property also features fantastic garage to the rear, which is currently set up as a home gym by the current occupiers.

Kilbirnie has a host of great local amenities including a health centre and well-known supermarket. The property is within safe walking distance Moorpark Primary School & Nursery as well as within the catchment area for the newly built secondary School, Garnock Community Campus with leisure suite and swimming pool. For detailed information on schooling, please use The Property Boom's school catchment and performance tool on our website.

Park and ride facilities at Glengarnock train station are less than a five-minute drive and a regular bus service will have you in Glasgow City Centre in under 35 minutes. The West Coast with beautiful sandy beaches is only 20 minutes' drive or a short train journey away. Viewing by appointment - please contact The Property Boom to arrange a viewing or for any further information and a copy of the Home Report.

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THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT

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