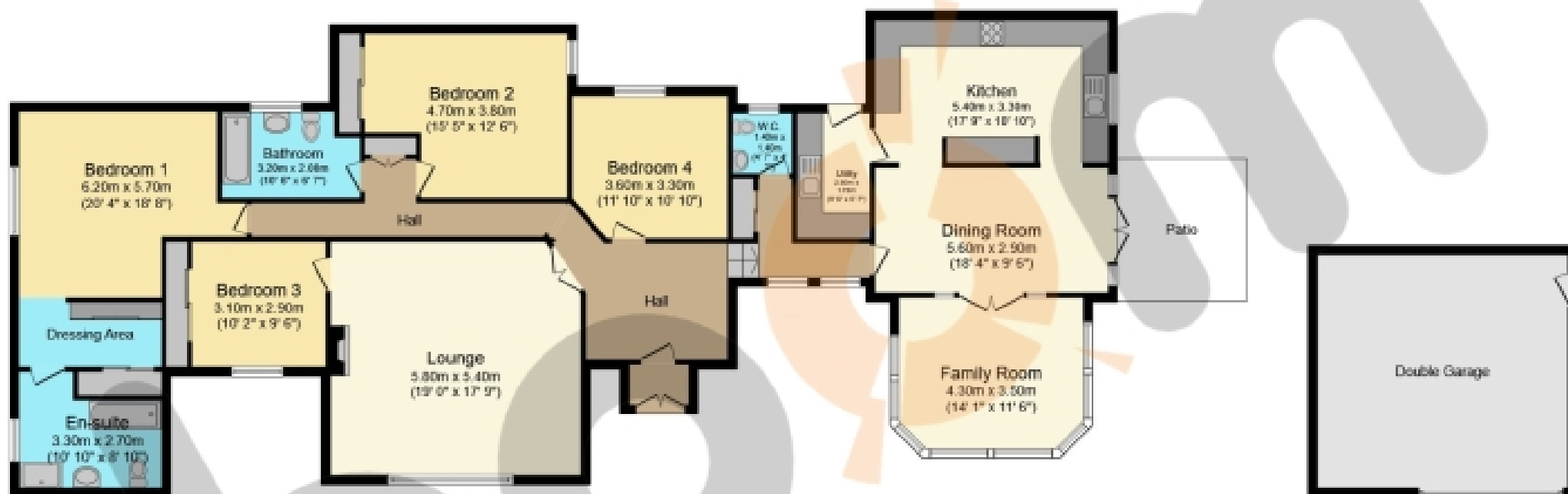




2 Kittyshaw Road, Dalry

Offers Over £350,000





Floor Plan

Floor area 194.1 sq.m. (2,089 sq.ft.)

Garage

Floor area 31.3 sq.m. (337 sq.ft.)

Total floor area: 225.4 sq.m. (2,426 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

Welcome to No. 2 Kittyshaw Road, an exceptional four-bedroom detached bungalow, presented in true walk-in condition. Nestled in a tranquil location within the ever-popular Dalry locale, this impressive home offers a wide range of local amenities, schools, and excellent public transport links all within walking distance.

An extensive monoblock driveway leads to the property, offering parking for up to 10 vehicles and access to a detached double garage - ideal for additional storage and features an EV charging port. Step through the solid oak front door into the welcoming family lounge. This charming space boasts generous proportions, complimented by a traditional focal point fireplace and a large picture window.

The contemporary dining kitchen features a range of wall and base mounted units paired with sleek granite-effect worktops, creating a stylish and efficient workspace. The kitchen further benefits from an integrated four-ring gas cooker and oven with an island offering a delightful breakfasting bar. Off the kitchen is a charming sunroom, currently used as a dining room but offering fabulous flexible accommodation. A convenient utility room offers additional storage and workspace, positioned next to a well-appointed W.C.

Within No. 2 are four generously proportioned double bedrooms, boasting excellent in-built storage solutions and providing versatile living spaces. Bedroom One features a large walk-in wardrobe and an opulent four-piece bathroom with chic white and black accents, the bathroom comprises of a walk-in shower cubicle, bathtub, W.C. and wash hand basin. Completing the home internally is a fully tiled family bathroom with bathtub, W.C. and wash hand basin enclosed within a vanity unit.

The home boasts an extensive and beautifully maintained garden space, predominantly laid to lawn with a sociable patio space and surrounded by mature shrubbery for added privacy; the perfect space for children and pets alike.

The property further gains solar panels and both gas central heating and double glazing throughout.

Park and ride facilities at Dalry train station are less than a five-minute drive and a regular bus service will have you in Glasgow City Centre in under 45 minutes. The West Coast with beautiful sandy beaches is only 15 minutes' drive or a short train journey away. The picturesque town of Dalry is a delightful place with local cafes and an eclectic range of shops.

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