



28 Logan Drive, Troon

Located in the heart of the charming coastal town of Troon, 28 Logan Drive offers a fantastic opportunity to own a well presented and spacious two-bedroom ground floor flat. Tastefully decorated in neutral tones, this home features both front and rear gardens, creating a peaceful and private setting while remaining just moments from the town centre, train station, and local schools. Whether you're a first-time buyer or looking to downsize, this property ticks all the boxes with its practical layout and sought-after location. Early viewing is highly recommended to fully appreciate the comfort, space, and convenience this lovely home has to offer



Upon entering the property, you are welcomed by a large entrance hallway which provides access to all main apartments. To the left, you'll find a bright and spacious living room boasting views over the front garden and ample space for a variety of furniture configurations, perfect for relaxing or entertaining. To the rear of the property lies the modern fitted kitchen, featuring a range of base and wall mounted units with co-ordinating worktops, an inset stainless steel sink, ceramic hob, integrated oven, microwave, fridge freezer, and space for a dishwasher. A double-glazed door leads directly from the kitchen to the rear garden, providing easy outdoor access and plenty of natural light.

The property benefits from two double bedrooms. The first bedroom, located at the rear, offers views over the garden. The second bedroom, situated at the front, is the larger of the two and provides versatile living or sleeping space. The accommodation is completed by a well-appointed family bathroom, featuring a WC, wash hand basin, bath with over-bath shower, and neutral tiling.

To the front, there is a generously sized garden with lawn and paved pathways. The large enclosed rear garden offers a decorative chipped seating area, lawn, and plenty of room for relaxing or entertaining in the warmer months.

Troon is a vibrant coastal town offering an excellent range of facilities including supermarkets, restaurants, cafes, hotels, and professional services. The area is well served by local schools, and transport links are readily accessible via Troon Train Station, with connections to Glasgow and surrounding areas. Outdoor and sporting enthusiasts will enjoy the town's wealth of recreational amenities. From sailing at the nearby yacht marina, to beach walks, windsurfing, and golf including the world renowned Royal Troon Golf Club, host of The Open Championship. Troon truly offers something for everyone.



Below: Hallway

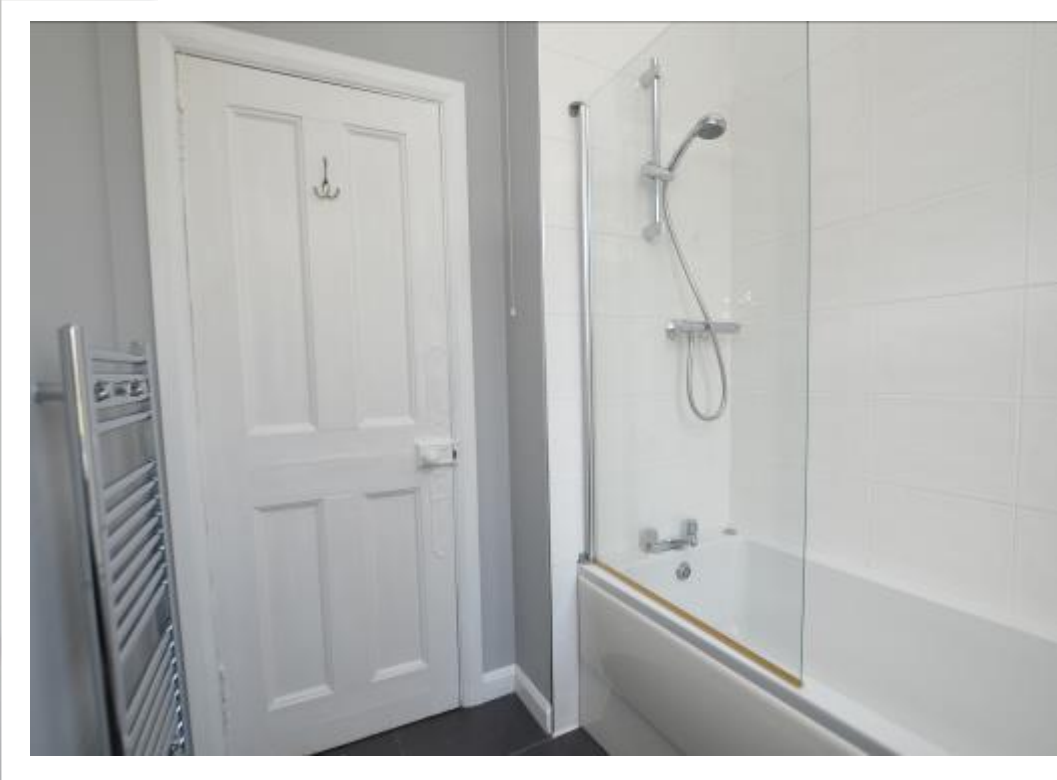


Viewing strictly by appointment only, please contact
Bruach Property on Tel:01292 690940
or
Email: troon@bruachproperty.com
Ref No. : BRU3129

Below: Kitchen



Below: Bathroom

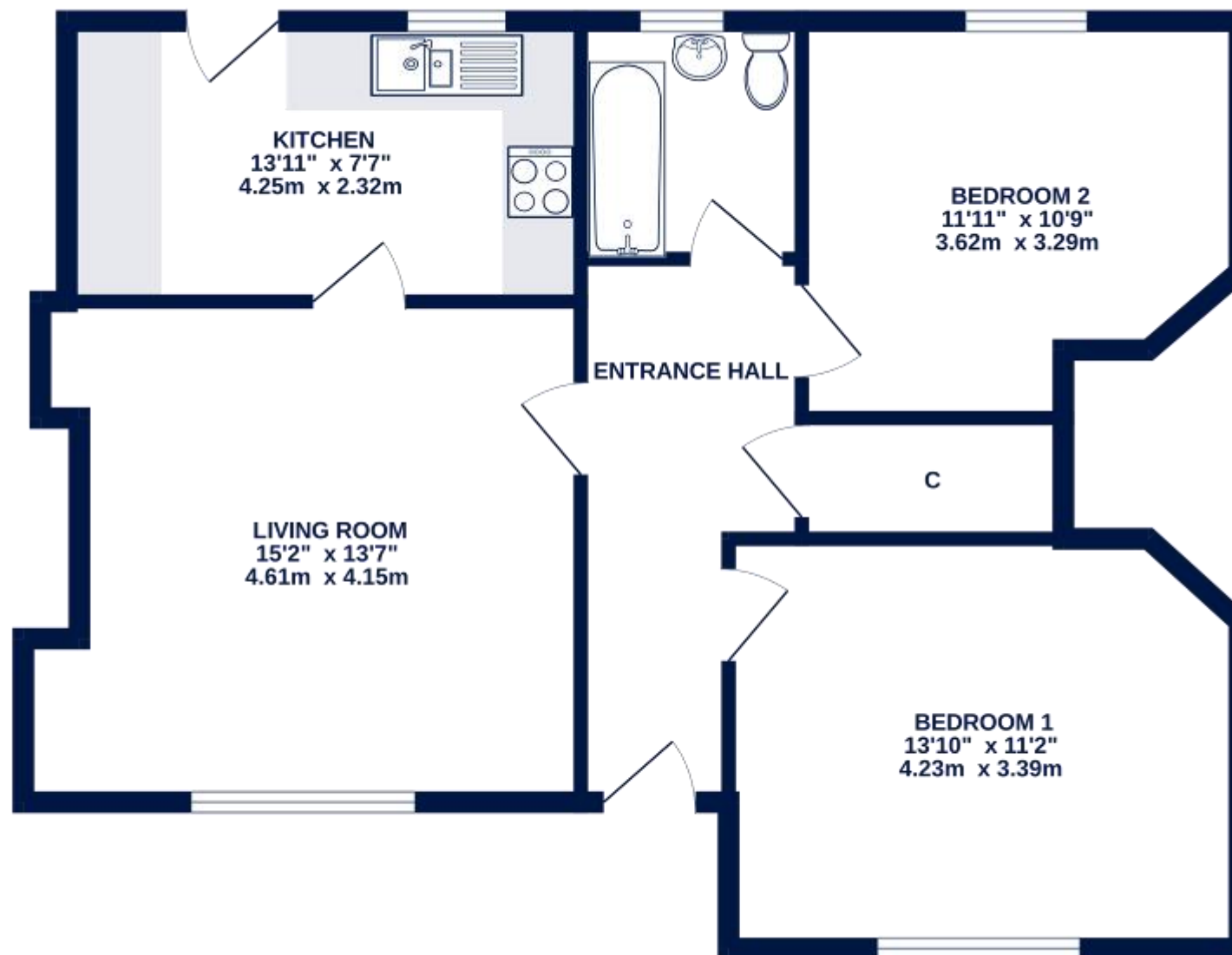


Below: Bedroom One



Below: Bedroom Two





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is not to scale and 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.

Below: Rear Garden



Below: Front Garden



GENERAL REMARKS

Services:

The property has mains water, drainage and electricity and gas. Heating is by gas central heating. The property windows are double glazed. Note: The services have not been checked by the selling agents.

EER Rating:

EER: C72

Council Tax

The property is band B and the amount of council tax payable for 2025/26 is £1,687.62 .
South Ayrshire Council Tel: 0300 123 0900.

Viewing:

Strictly by appointment with Bruach Property Ltd ,1 Templehill, Troon, Ayrshire, KA10 6BQ
Tel:01292 690940 or Email: troon@bruachproperty.com

Possession:

Vacant possession and entry will be given on completion.

Offers:

Offers must be submitted in Scottish legal terms to Bruach Property Ltd. Interested parties are advised to request their own solicitor to note interest with us as soon as possible after viewing in order that they may be informed of any Closing Date being set for receipt of offers. A formal note of interest should be registered prior to offering.

Closing Date:

A closing date may be fixed. Prospective purchasers who have notified their interest through solicitors, in writing, will be advised of a closing date.

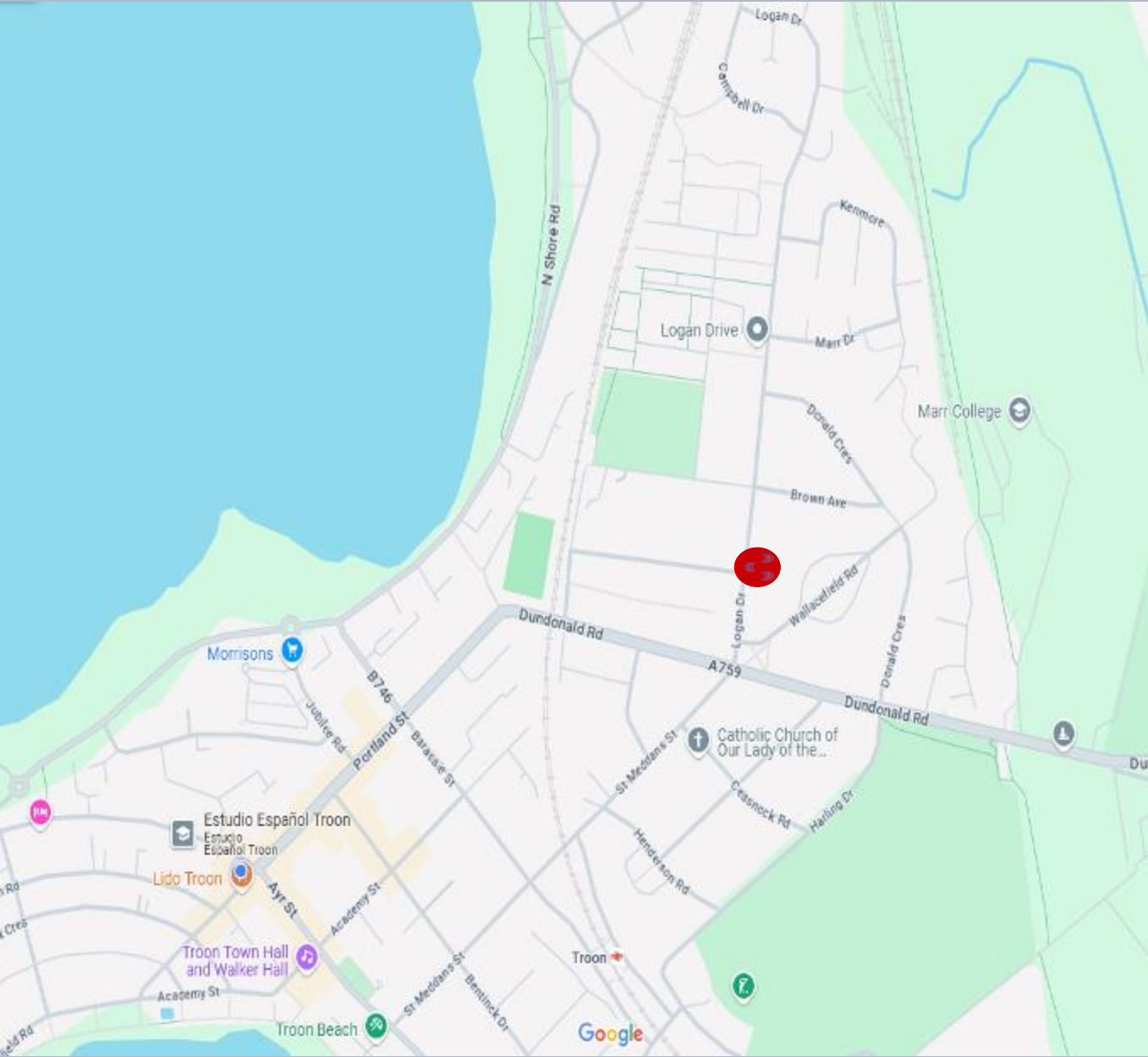
The Seller will not be obliged to accept the highest, or indeed any offer and has the right to accept an offer at any time or withdraw the property from the market. The Seller will not be liable for any costs incurred by interested parties.

Fixtures and fittings:

All items normally known as tenant's fixtures and fittings, including garden ornaments and statuary, are specifically excluded from the sale. However, certain items, including furniture maybe available to a purchaser in addition, by separate negotiation.

Servitude rights, burdens and wayleaves:

The property is sold subject to and with the benefit of all servitude rights, burdens, reservations and wayleaves, including rights of access and rights of way, whether public or private, light, support, drainage, water and wayleaves for masts, pylons, stays, cable, drains and water, gas and other pipes, whether contained in the Title Deeds or informally constituted and whether referred to in the General Remarks and Stipulations or not. The Purchaser(s) will be held to have satisfied himself as to the nature of all such servitude rights and others.





I'm interested!

To find out more about the property in the schedule or to arrange a viewing email info@bruachproperty.com or give us a call stating the address in the title of the email or call.

Whats my property worth?

For a Free No Obligation Valuation please drop us a email or give us a call.



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Important Notice

Bruach Property for themselves and for the sellers of this property, whose agents they are, give notice that:

The sales particulars are produced in good faith and are substantially correct overall; a description is given as a general guide to purchasers and does not constitute part of an offer or contract. Prospective purchaser(s) and lessees ought to seek their own professional advice.

All descriptions, dimensions, areas, reference to condition and if necessary permissions for use and occupation and their details are given in good faith and are believed to be correct. Any intending purchaser(s) should not rely on the particulars as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

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No responsibility can be accepted for any expenses incurred by any intending purchaser(s) in inspecting properties that are for sale, have been sold, let or withdrawn. Photographs and particulars were taken in April 2025