



THOMAS MURRAY
PROPERTY

19 Harbour Road
Maidens
KA26 9NR



View from house



View from house



Front



Back



View across bay toward house



Living Room



Sitting Room



Kitchen



Living Room



Living Room



Sitting Room

19 Harbour Road, Maidens

Large detached 5 bedroom house in a stunning location
with view to the harbour, shore and bay

The house stands in a substantial level plot which extends to 795m² (8,658 ft²)

The house is in good decorative order and comprises

Entrance Vestibule

Hall

Sitting Room with patio doors

Bedroom 1

Bedroom 2

Shower Room

Utility Room

Rear Vestibule

Upstairs

Living Room with small balcony to enjoy the fabulous view

Dining Kitchen

Bedroom 3

Bedroom 4

Bedroom 5

Bathroom

Oil fired central heating and double glazed

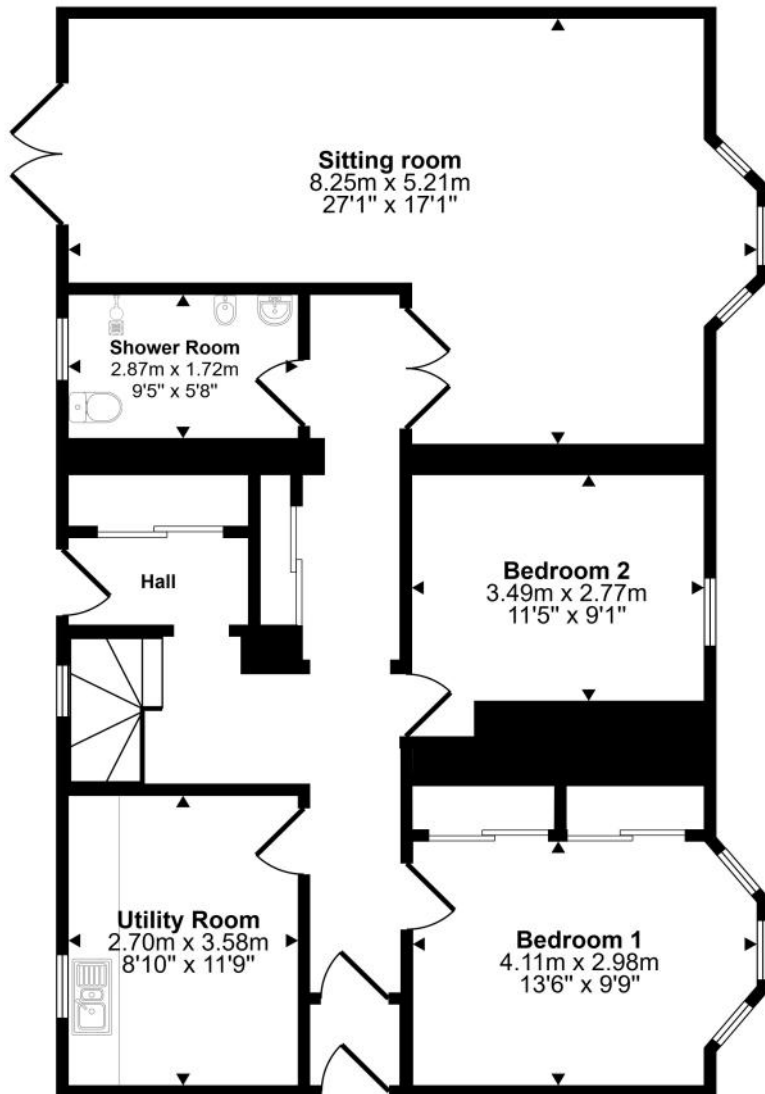
There are two drives and a garage, 5.48m x 2.74m (18' x 9') with power

The plot/garden is enclosed by wall and is laid in gravel to make for easier up keep. Timber deck
along the rear of the house

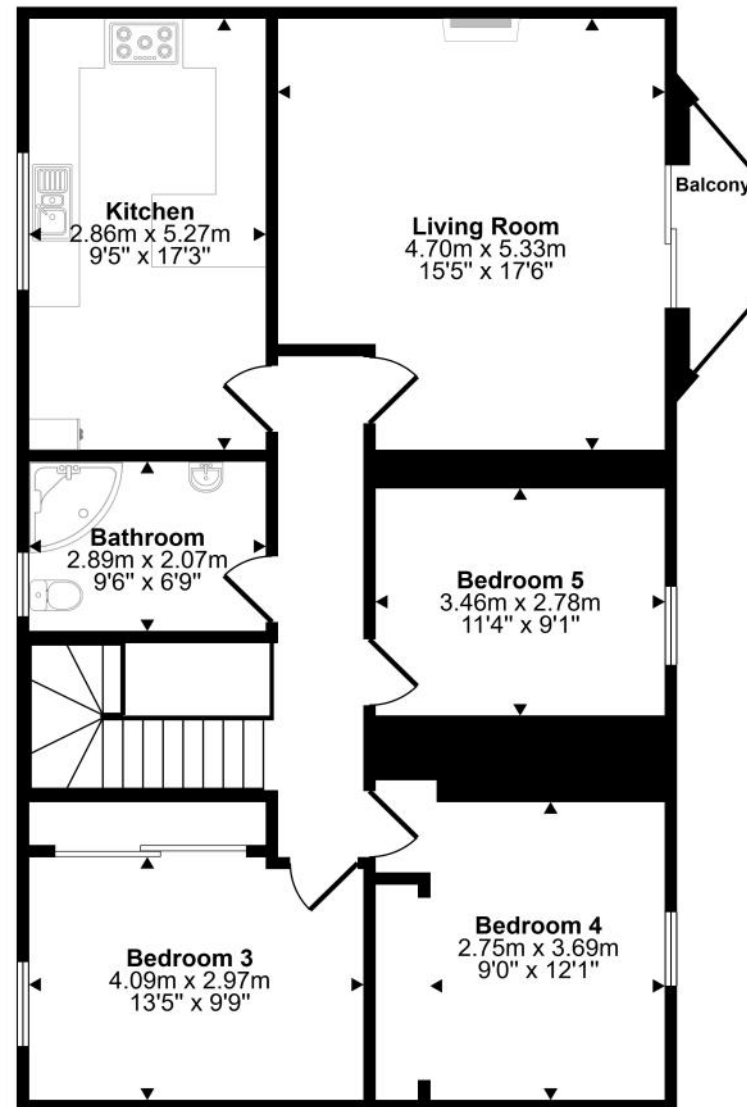
A lovely spacious house in a fantastic setting

Maidens is a lovely village in a stunning setting on the Ayrshire Coast with a harbour as its focal point. A short distance from the National Trust's Culzean Castle & Country Park, the village has a beach, primary school, small shop, post office and popular restaurant. The village is close to Turnberry hotel & golf courses

Approx Gross Internal Area
203 sq m / 2185 sq ft



Ground Floor
Approx 101 sq m / 1086 sq ft



First Floor
Approx 102 sq m / 1099 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Living Room



Sitting Room



Sitting Room



Kitchen



Bedroom 1



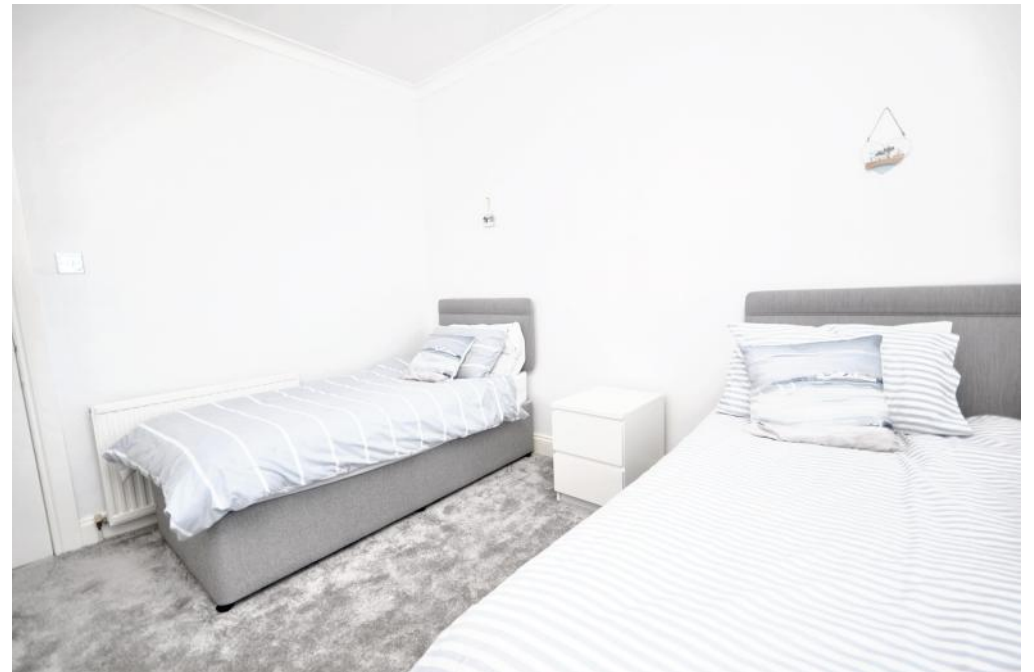
Bedroom 1



Bedroom 1



Bedroom 2



Bedroom 2



Hall



Shower Room



Shower Room



Utility Room



Bedroom 3



Landing



Landing



Bedroom 3



Bedroom 4



Staircase



Bedroom 4



Bedroom 5



Bedroom 5



Bathroom



Bathroom



Kitchen



Sitting Room



Kitchen



Front



Garden



Garden

Directions

Travelling south from Ayr on A77. Proceed toward Maybole. After Minishant arrive at roundabout at the start of Maybole bypass. Proceed ahead. At next roundabout take 3rd exit signpost A719. Continue ahead to Maidens. In the village continue ahead and turn second right Harbour Road. The house is situated further along on the left overlooking an area of park and next to highly respected Wildings Hotel and Restaurant

General Comments

Home report available upon request.

Our client advises that there is power and plumbing in the corner of the garden which could serve a summer house/garden room or workshop or even an annex, subject to obtaining the appropriate local authority consent

Council Tax Band

Band E

Energy Efficiency Rating

D57

To view contact



Tel: 01465 713498

Email: enquiries@thomasmurrayproperty.com

Pre-sale Valuation and Appraisal | If you are thinking about selling your home please give us a call. Tom Murray is a surveyor and RICS Registered Valuer and can provide an accurate assessment of the value of your property and discuss with you how your property can be presented for marketing.



Garden



Main Door



Front



View



General Surroundings | the bay at Maidens



General Surroundings | the harbour at Maidens

Anti Money Laundering Regulations |

Under HMRC Anti Money Laundering Regulations we are required by law to ask purchasers to provide identification at the point of making an offer and proof and source of funding. Identification required is, proof of identity (such as a passport or driving licence) and a formal item of correspondence confirming the purchasers present address such as a utility bill, council tax notice, bank/credit card statement, mortgage statement or HMRC correspondence. For proof/source of funding this may include bank statement, mortgage offer or confirmation from the purchasers solicitor that the purchaser has funds to complete the purchase transaction. Identification and proof/source of funding is required in order for the transaction to proceed.

Offers |

Offers should be submitted to the agents in writing through a solicitor. Interested parties are advised to register their interest formally through their own solicitor. Should a closing date for offers be set only those parties who have registered interest formally will be notified. Prospective purchasers are advised that the vendor reserves the right to accept any offer at any time.

Conditions of Sale |

We have attempted to make our sales details as accurate as possible from the information we have about this property. If there is any point which is of particular importance please contact our office and we will endeavour to check the information. We would advise this course of action if prospective purchasers are travelling some distance to view the subjects of sale. All dimensions and distances etc are approximate and photographs are intended only to give a general impression. Floor plans are schematic and not to scale. Systems are untested and appliances are sold as seen. Prospective purchasers should make their own investigations and obtain their own reports as they think necessary. The contract to sell will be based only on the concluded missives. These particulars and any other correspondence or discussions will not form part of the contract. If we can be of further assistance please do not hesitate to contact us.



7 Dalrymple Street

Girvan

KA26 9EU

tel: 01465 713498

email: enquiries@thomasmurrayproperty.com



www.thomasmurrayproperty.com