



MONTGREENAN
PROPERTY GROUP



18 Queens Terrace
Ayr, KA7 1DX

Offers in excess of £275,000



18 Queens Terrace

Ayr, KA7 1DX

Montgreenan Property Group are absolutely delighted to present to the market 18 Queens Terrace, Ayr.

An absolutely charming, stylish & deceptively spacious 3/4 bedroom Victorian townhouse with vast free flowing entertaining space & pretty patio garden.

Enviably located only seconds from picturesque Ayr Seafront & moments from amenity rich Ayr Town Centre.

It offers first class bespoke accommodation & seamlessly combines stylish modern living with period charm.

It is sure to delight a vast array of purchasers throughout the market particularly families looking for a forever home.

The subjects comprise; entrance vestibule, welcoming reception hallway with WC off, fully fitted contemporary kitchen with open plan living / dining area overlooking the garden & a large dining / family room or 4th bedroom.

Of particular note is the spacious formal lounge with feature fire place, double height ceilings, ornate cornicing, ceiling rose & bay window. A truly beautiful room.

An attractive stair case rises to the half landing which hosts a luxurious 4 piece family bathroom.





The first floor hosts 3 well proportioned double bedrooms & stair access up to the second floor loft room which could be utilised for a multitude of different purposes.

Outside, the property benefits from landscaped front garden & on road parking.

To the rear is a fantastic south westerly facing enclosed landscaped patio garden ideal for outdoor entertaining.

Queens Terrace dates back over 150 years, is a quiet, most handsome & picturesque street which hosts some of the areas finest properties. It is only a stone's throw from Ayr Seafront plus a short walk into the amenity & transport rich Ayr Town Centre.

Seaside properties of this size & style are in very high demand.

To avoid disappointment early viewing is highly advised.

Home Report Value £320,000
DM Hall

South Ayrshire Council Tax Band E



