G/R, 1, 2 Sandringham Gogo Street

, Largs, KA30 8BT

Offers over £142,000

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G/R, 1, 2 Sandringham
, Largs, KA30 8BT

Welcome to this charming property located at Sandringham, Gogo Street in the picturesque town of Largs. This delightful 2 bedroom ground floor flat boasts a prime seafront location, offering stunning sea views right from the comfort of your own home.

As you step into the property, you are greeted by a spacious entrance hallway giving access to a cosy reception room, perfect for relaxing or entertaining guests. The house features two lovely bedrooms, providing ample space for a small family or guests and a good sized shower room. The property also has gas central heating and double glazing.

One of the standout features of this property is its proximity to the promenade, allowing you to enjoy leisurely strolls along the seafront whenever you desire. Additionally, being close to the town and public transport links, you'll have easy access to all the amenities and conveniences you need.

Don't miss out on the chance to own this wonderful seaside retreat on Gogo Street. Book a viewing today and experience the beauty and tranquility this property has to offer.

Hall
8'5 x 7'8 (2.57m x 2.34m)

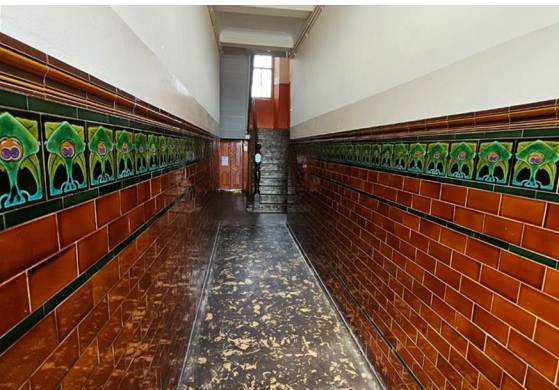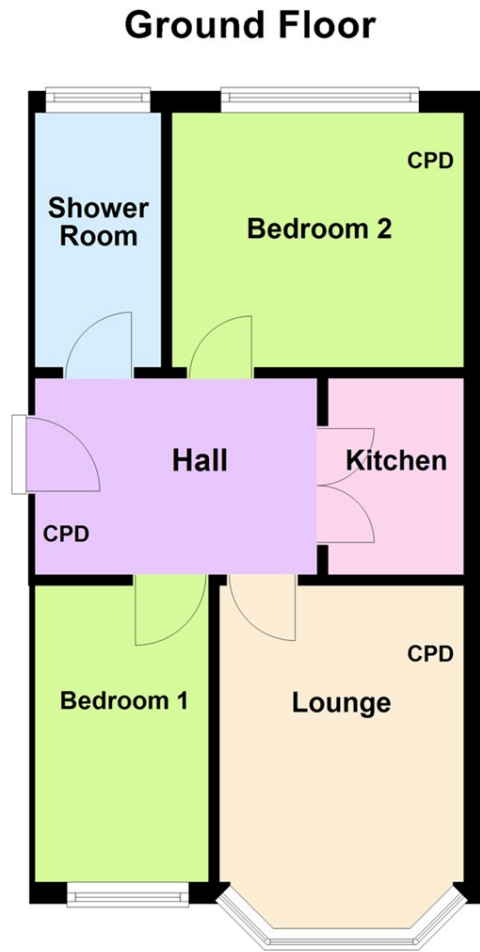## Lounge
11'7 x 17'9 (3.53m x 5.41m)

Kitchen
7'7 x 6'9

Shower Room
4'4 x 12'5 (1.32m x 3.78m)

Bedroom 1
14'8 x 7'3 (4.47m x 2.21m)

Bedroom 2
12'8 x 9'9

Floor Plan

Ground Floor

Shower Room

Bedroom 2 — CPD

Hall — CPD

Kitchen

Bedroom 1

Lounge — CPD

Area Map

Energy Efficiency Graph

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		78
(69-80) C		
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

Scotland — EU Directive 2002/91/EC

Environmental Impact (CO$_2$) Rating

	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		80
(69-80) C		
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		

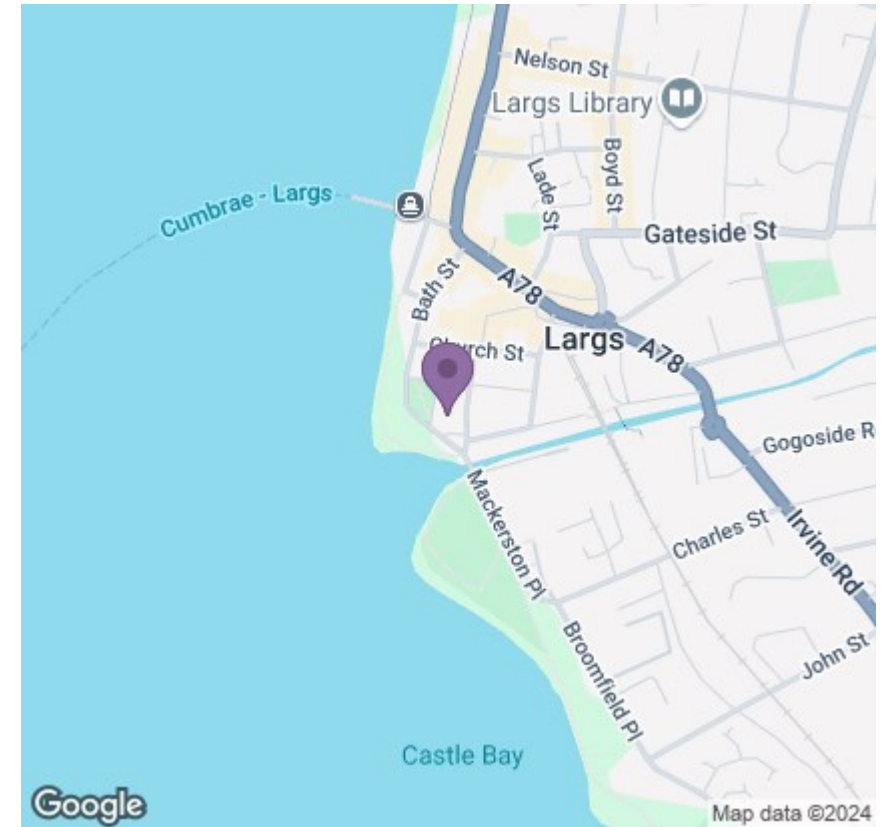Scotland — EU Directive 2002/91/EC

Viewing

Please contact our Largs Office Office on 01475673663
if you wish to arrange a viewing appointment for this property or require further information.