



cruive  
ESTATE AGENTS

OFFERS OVER

£365,000

West Main Street  
Darvel, KA17 0AQ





## PROPERTY SUMMARY

**\*\*\*CLOSING DATE THURSDAY 22ND JAN AT 12PM\*\*\*** Situated within the heart of the pretty lace town of Darvel, birthplace to Alexander Fleming, is this outstanding traditional family home. A former church, this beautiful building has been sympathetically and thoughtfully converted into a wonderful space conducive with family living whilst retaining the true character and many original features of the property.

The substantial and versatile layout of accommodation comprises; grand and welcoming reception hallway with symmetrical stone stairs leading to upper apartments and double doors through to internal hallway with two public rooms of equal size on either side which would lend themselves well to home office and/or playroom, striking formal lounge with feature stone fireplace, and a generous formal dining room currently and comfortably housing a ten seater dining table cleverly constructed from the original heating vents of this beautiful building.

Located to the rear of the ground floor is a spacious dining kitchen flooded with light from two ceiling velux windows, large central island, and French doors to rear garden, boot/utility room, two-piece cloaks/wc, and another sizeable public room being utilised by the current owners as a music room.

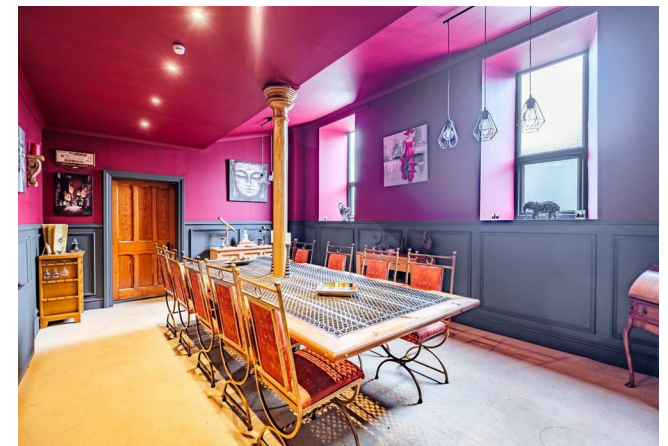
7



3



5



















Floor 1

Floor 2



**TOTAL: 536 m<sup>2</sup>**  
**FLOOR 1: 310 m<sup>2</sup>, FLOOR 2: 226 m<sup>2</sup>**  
**EXCLUDED AREAS: 11 m<sup>2</sup>, STORAGE: 4 m<sup>2</sup>**

This Floorplan Is Intended To Give An Indication Of The Layout Only.



## LOCAL AUTHORITY

East Ayrshire

## TENURE

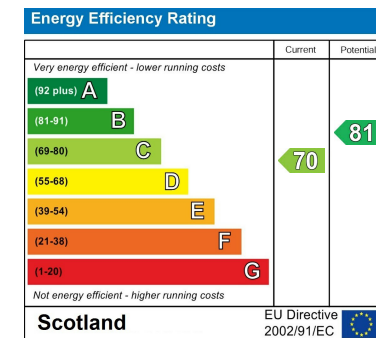
Freehold

## COUNCIL TAX BAND

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## VIEWINGS

By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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