

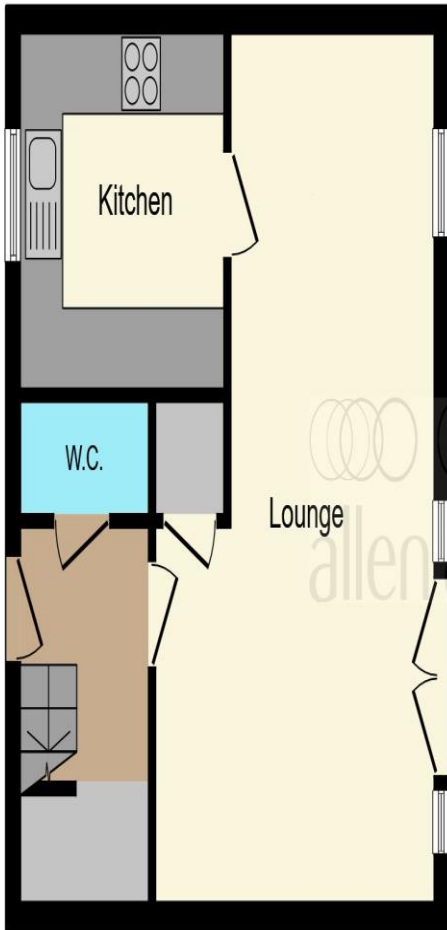


**Lanfine Way, Girdle Toll Irvine KA11 1BT**

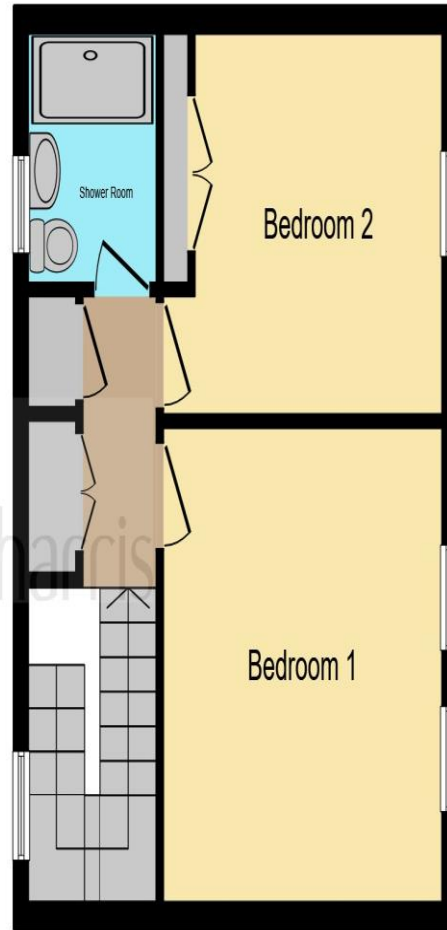
**welcome to**  
**Lanfine Way, Girdle Toll Irvine**

End terraced villa set in the popular Girdle Toll area of Irvine. NO CHAIN. Entrance hall, cloakroom, spacious lounge diner, fitted kitchen, two double bedrooms and shower room. Easily maintained enclosed garden to the rear.





**Ground Floor**



**First Floor**



**Entrance Hall**

**Cloakroom**

**Lounge Diner**

21' 9" x 9' 10" extending to 13' 5" max ( 6.63m x 3.00m extending to 4.09m max )

**Kitchen**

9' 5" x 7' 9" ( 2.87m x 2.36m )

**Landing**

**Bedroom One**

11' 9" x 11' 8" ( 3.58m x 3.56m )

**Bedroom Two**

11' 7" x 9' 7" ( 3.53m x 2.92m )

**Shower Room**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

welcome to

## Lanfine Way, Girdle Toll Irvine

- Two Bedrooms
- Fitted kitchen
- Downstairs cloakroom
- Shower room
- Lounge diner

Tenure: Freehold EPC Rating: D

offers over

**£90,000**



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Please note the marker reflects the postcode not the actual property



Property Ref:  
IRV108774 - 0002

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**01294 271151**



Irvine@allenandharris.co.uk



31 Bank Street, IRVINE, Scotland, KA12 0LL



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