



8 Treeswoodhead Road, Kilmarnock KA1 4BN
Offers Over £57,500

Ideal opportunity to purchase this attractively priced ONE BEDROOM END TERRACED VILLA enjoying a good location within the popular Bellfield area of Kilmarnock.

The property is ideally placed to benefit from the various amenities found within the area including a selection of shops catering for all day to day requirements with more extensive shopping (including many High Street names) as well as several supermarkets found within Kilmarnock Town Centre. Public transport facilities include regular bus services connecting to Kilmarnock Town Centre and all areas beyond with Kilmarnock itself providing frequent rail travel available from Kilmarnock Railway Station. There are good road links providing with easy access to the A77/M77 Motorway. Schooling is also available locally at both primary and secondary levels.

This super starter home has accommodation over two levels on the ground floor the reception hall accessed to the side provides access to the lounge, kitchen and deep walk in cupboard providing excellent storage and housing the central heating boiler. The galley kitchen with a front facing window offers a range of floor standing and wall mounted with plumbing for a washing machine. The spacious lounge has open plan stairs leading to the upper landing. Further accommodation on the upper floor comprises a well proportioned double bedroom and a bathroom.

Features of the property includes gas central heating by way of a combination boiler. Externally the property has very well maintained private gardens to front and side with off street parking for two cars.

DIMENSIONS

Lounge	15'4" x 9'8"
Bathroom	8'8" x 4'8"
Kitchen	8'8" x 5'9"
Bedroom	12'1" x 8'5"

COUNCIL TAX

Band B

ENERGY RATING

D

FEATURES

Sought after location
Seldom available
Spacious double bedroom
Gas central heating
Private gardens with decking
Viewing recommended

TRAVEL DIRECTIONS

Travelling on Hurlford Road from Riccarton Roundabout continue taking second turning on the right into New Street, right again into Wishknowe Road, continuing on Wishknowe Road into Treeswoodhead Road and the subjects are immediately situated on the left hand side.

INCLUSIONS

Fitted floorcoverings, light fittings, kitchen and bathroom fixtures and fittings and any other negotiable items.

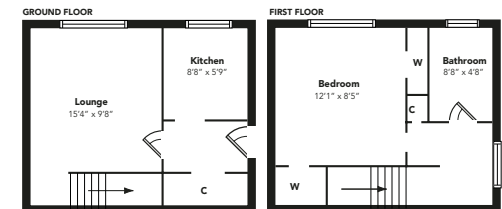


VIEWING

Strictly by appointment through Bar-
netts on
01563 522 137.

ENTRY DATE

By arrangement



Floorplans are indicative only - not to scale
Produced by Plushplans

DISCLAIMER

Whilst we endeavour to make these particulars as accurate as possible, they do not form part of any contract on offer, nor are they guaranteed. Measurements are approximate and in most cases are taken with a digital/sonic-measuring device and are taken to the widest point. We have not tested the electricity, gas or water services or any appliances. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. If there is any part of this that you find misleading or simply wish clarification on any point, please contact our office immediately when we will endeavour to assist you in any way possible.



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