



**49 SEAFORTH ROAD**

AYR

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c o r u m





3 | BEDROOMS

2 | BATHROOMS

2 | PUBLIC ROOMS

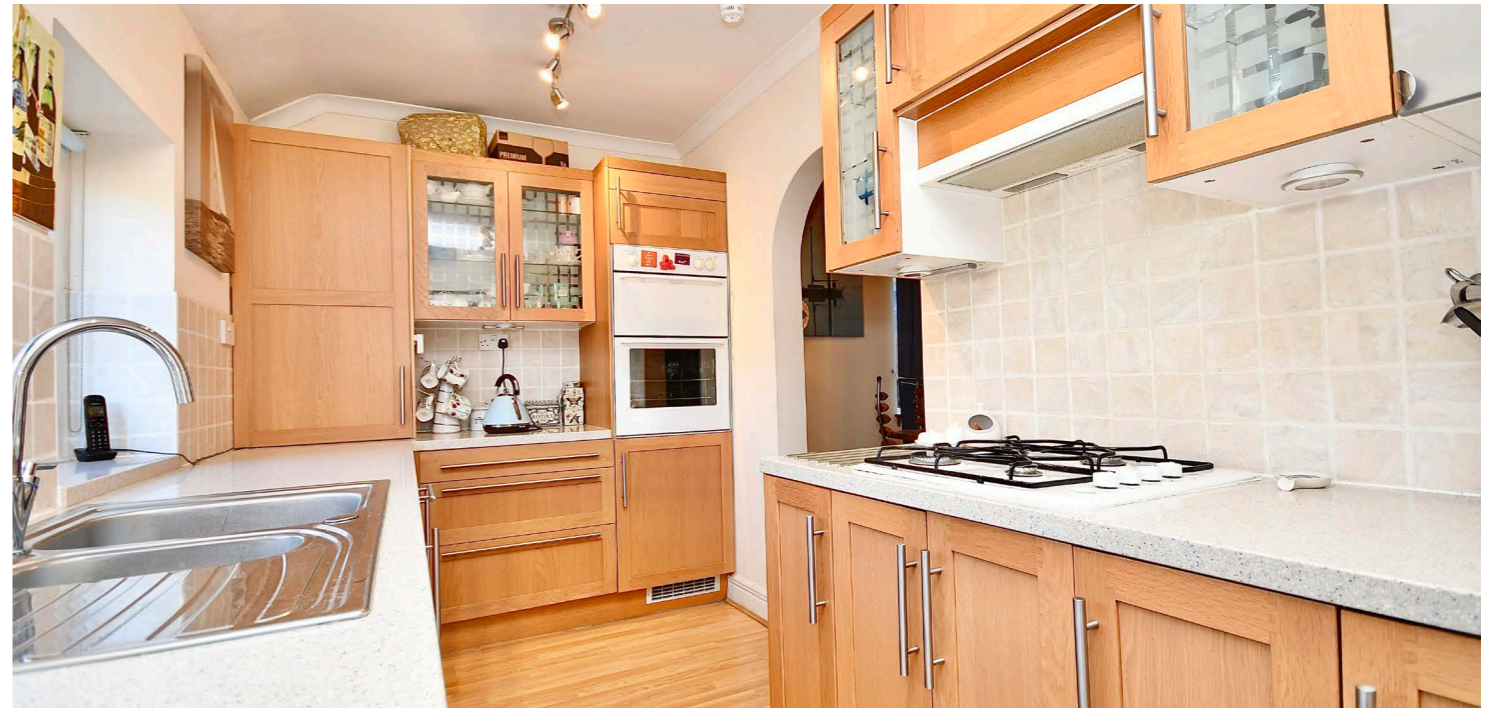
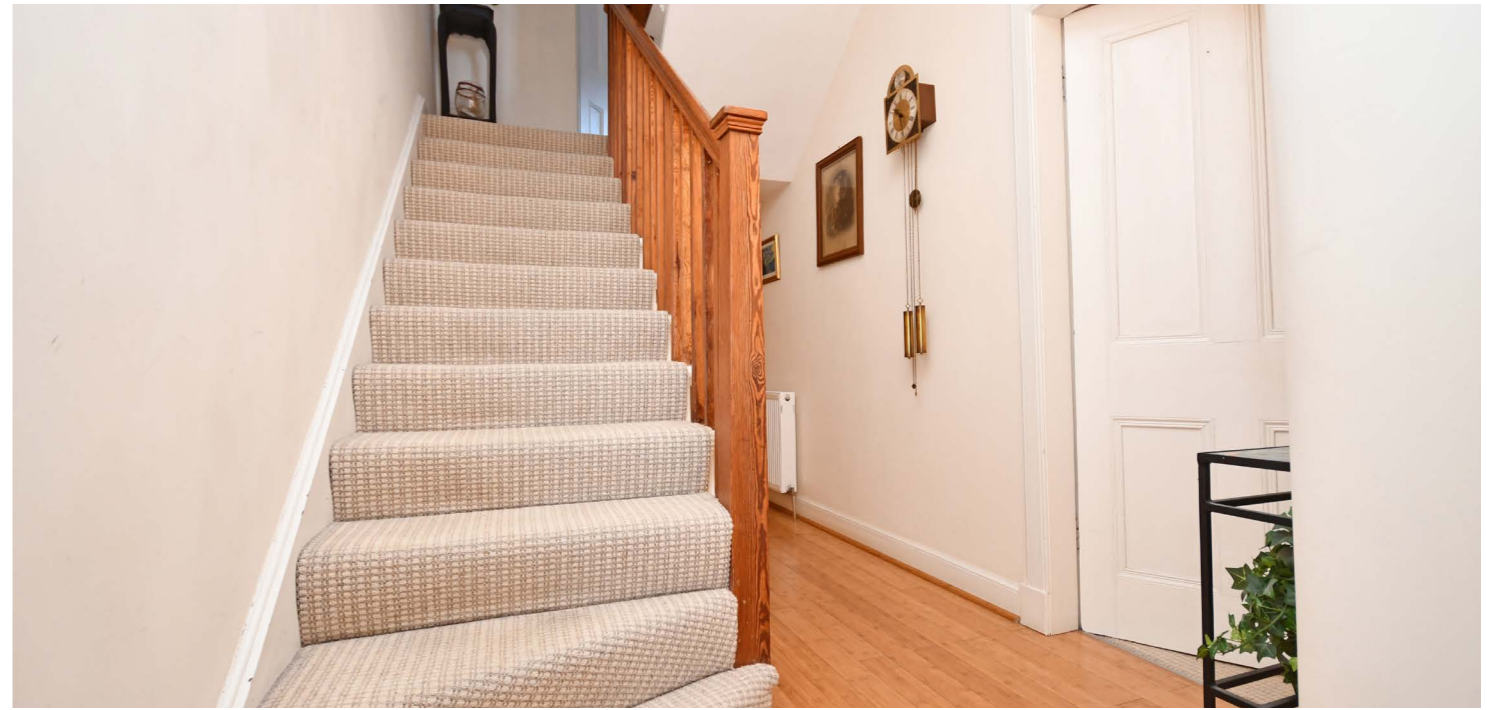
**A beautifully presented and impressive traditional family villa in the heart of Ayr, with private landscaped gardens, spacious accommodation and situated close to excellent schools and transport links.**

49 Seaforth Road is a truly pristine family home, that offers an unrivalled amount of spacious and flexible accommodation with an open outlook over Northfield Bowling Club/ Newton Park and just a 10 minute walk from Newton Shore. This fantastic traditional property has a gorgeous interior, with tasteful decor, quality floor coverings, luxury fixtures and fittings and ample storage throughout. The gardens compliment the interior, with well-maintained outdoor spaces that include private landscaped gardens at the rear. There are bus links along Prestwick Road and excellent schools and town centre amenities are all within walking distance.

In more detail, the internal accommodation extends to an entrance vestibule, an inner hallway with under stairs storage, a spacious bay-windowed lounge to the front with a feature fireplace, a downstairs double bedroom/ sitting room, a downstairs shower room suite, a formal dining room/ family area with a gas fire and a walk-in store, and a modern fitted kitchen, with a door leading to the rear garden. On the upper floor there is a luxury four piece bathroom suite with a separate shower cubicle off the half landing and two large double bedrooms, including a master with an incredible bay-window that looks out south over Newton Park.

Externally there are gated garden grounds to the front and private rear gardens that have a mixture of hard and soft landscaping, with lawn, paved patio areas, decorative shrub borders, mature trees and a garden shed.

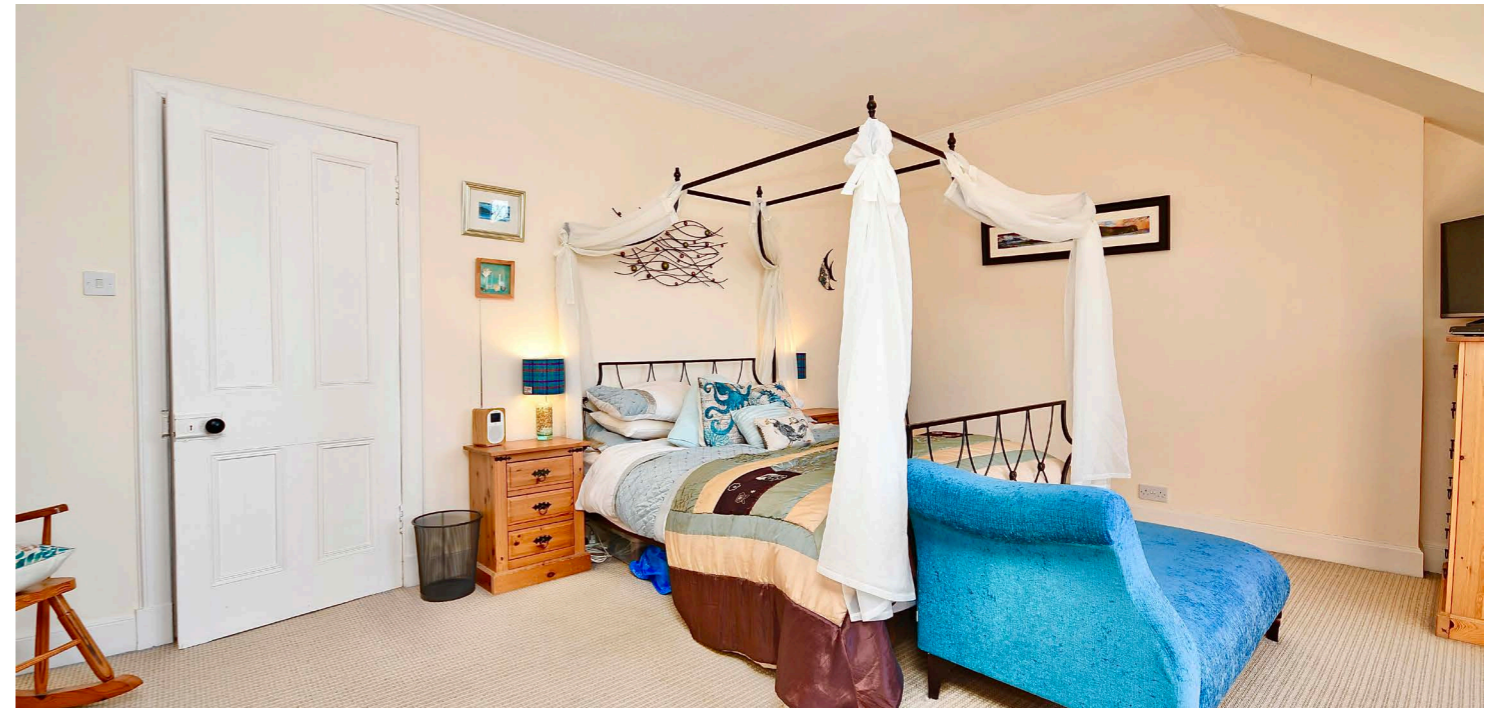




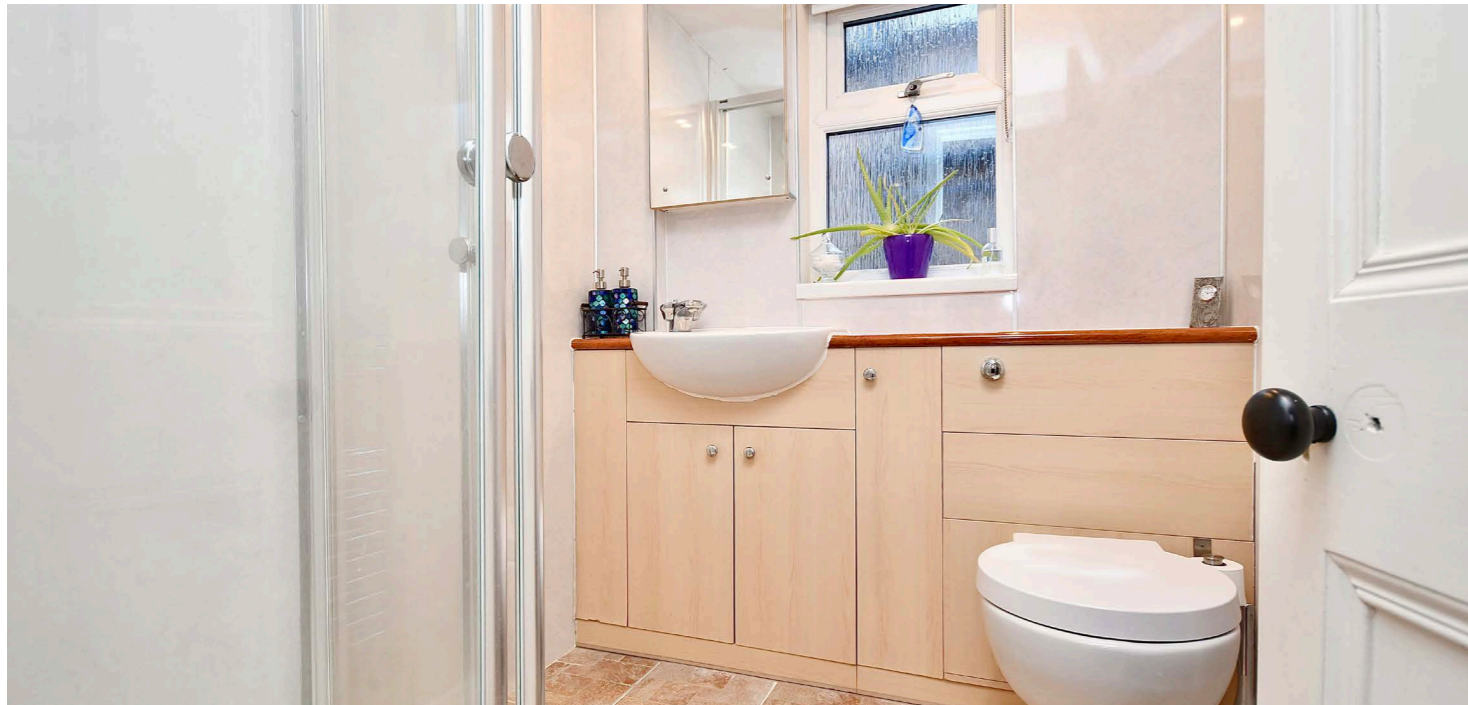
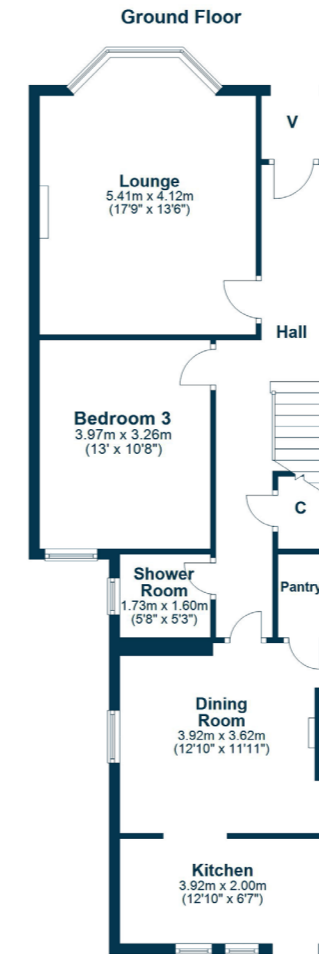












Seaforth Road is a quiet residential address situated adjacent to Northfield Bowling Club and close to the local shops on Prestwick Road. It is conveniently placed for access to Ayr town centre, where you will find a comprehensive range of supermarket and retail shopping, transport links and recreational facilities. There are regular bus and mainline rail links to Glasgow and beyond, while the nearby A77/M77 road network provides swift commuting to surrounding districts.

**AY4814** | Sat Nav: 49 Seaforth Road, Ayr, KA8 9BX

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\* All measurements and distances are approximate Floorplans are for illustration purposes and may not be to scale.



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