

18  
CAMBUSDOON DRIVE

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ALLOWAY



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4 | BEDROOMS  
3 | BATHROOMS  
4 | PUBLIC ROOMS

**A truly exceptional four bedroom detached villa perfectly located within the highly regarded Cambusdoon area in Alloway.**

This fabulous family home is an exclusive property perfectly located across from the roundabout in old Cambusdoon. It sits in a substantial plot with extensive enclosed south facing mature gardens and carriage driveway to the front.

Presented to the market in excellent condition, this stunning property has been successfully extended to create a four bedroom, four reception room substantial family home. It would ideally suit the large family and its proximity to the delightful Alloway village and associated amenities makes it the perfect location.

The house retains an impressive specification which includes a stylish and contemporary interior, open plan designer kitchen with superb garden room magnificent cinema room, modern bathrooms and a superb master suite with en suite shower and dressing room.

In more detail the accommodation comprises entrance vestibule, broad reception hall, cloaks/WC, formal lounge with feature fireplace, separate dining room, fully fitted modern designer kitchen with island unit open plan to a fabulous garden room with built in seating, useful utility, outstanding family/cinema room with bi fold doors to rear garden.

Upstairs a sizeable landing provides access to four bedrooms and a family bathroom. The principal bedroom has a dressing room and en suite bathroom. There are three further double bedrooms, bedroom two with en suite and the bedrooms provide aspects from all sides. The property is double glazed and has oil central heating.

Outside the garden areas have been professionally landscaped. There is a carriage drive and parking area to the front which provides hard standing for multiple vehicles and access to a large garage. The enclosed south facing rear garden offers a high degree of privacy and has an impressive decked patio with extensive lawn with mature borders, wooden summer house with paved patio.





































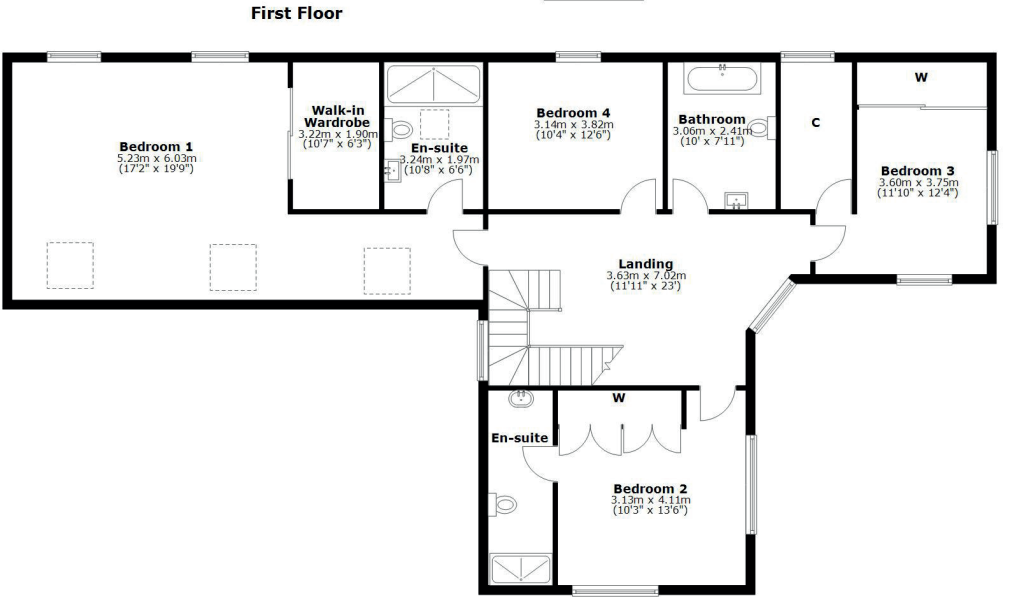
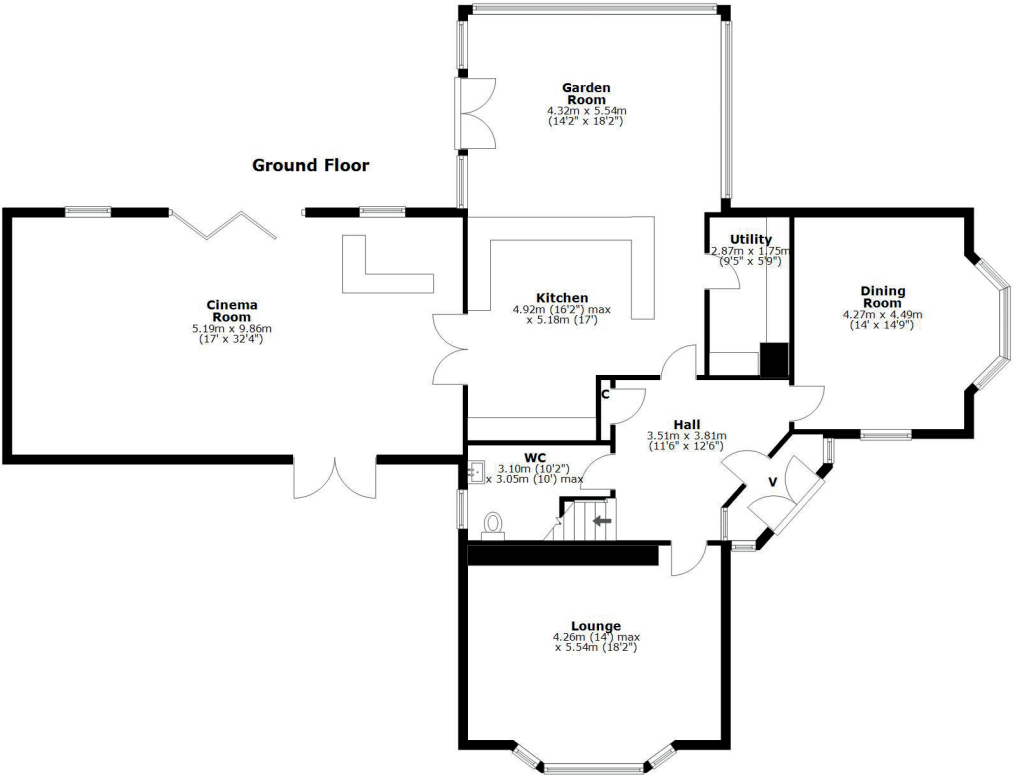












Cambusdoon Drive is located within walking distance of the historic Alloway village. Amenities include excellent primary school, sports facilities at Cambusdoon Sports Club and Ayr Rugby Club, local chemist, post office and grocery store, cafe and even a beautician. There is a regular bus service to Ayr town centre which offers a comprehensive range of supermarket and retail shopping, transport and recreational amenities.

**AY5237**

Sat Nav:  
18 Cambusdoon Drive,  
Alloway, KA7 4PL

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









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