



3 BELLEVUE ROAD

AYR

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4 | BEDROOMS

2 | BATHROOMS

2 | PUBLIC ROOMS

A beautifully presented traditional semi-detached villa with south facing gardens within one of Ayr's most sought after residential addresses close to the town centre.

Number 3 is a traditional, semi-detached villa ideally suited to the family market with a modern internal specification and well proportioned accommodation arranged over two levels within a highly sought after residential locale

Features and benefits include a modern fitted kitchen with granite work tops, luxury sanitary ware, quality floor-coverings, gas central heating with a 'Worcester' boiler and neutral decoration. The loft space is accessed via a pull down ladder in the landing and currently provides excellent storage.

In summary the accommodation extends to, on the ground floor, an entrance vestibule, welcoming reception hallway, front facing bay windowed lounge with feature carved fireplace, sitting room with door to the rear garden and a spacious open plan dining kitchen with double doors to the garden. Completing the accommodation is a useful utility room with two piece wc and storage cupboard off. Upstairs there is a generous landing, four double bedrooms, three piece bathroom and separate three piece shower room.

Externally there are mature, well tended gardens to the front and rear. The front garden is laid to decorative chips and planted with seasonal plants and shrubs. The south facing rear garden is enclosed with a generous area of lawn, several patio areas and well stocked borders with seasonal plants and shrubs . Included in the sale will be the garden shed.

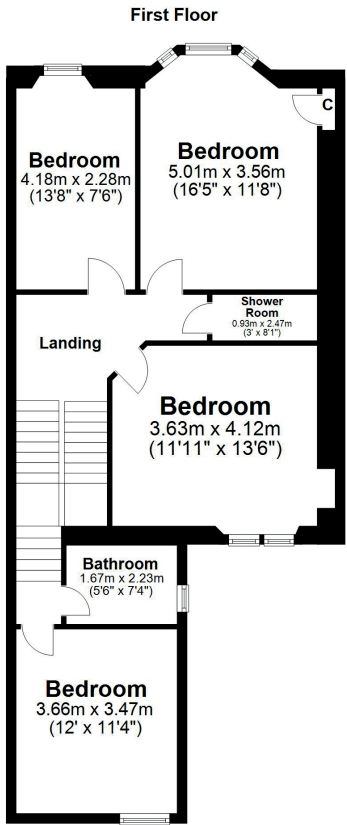
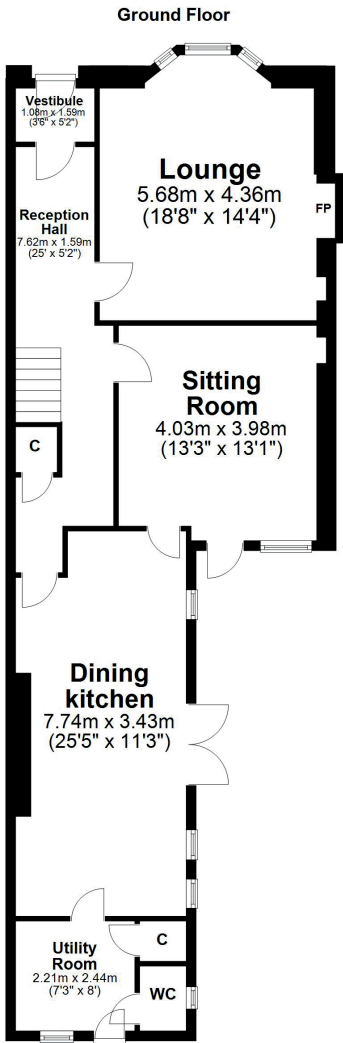












Bellevue Road and the surrounding streets are home to some of Ayr's finest family homes and the area is considered a wonderful place in which to reside. Excellent amenities are within walking distance and the sea front and esplanade are literally on the doorstep. Ayr town centre provides a comprehensive range of amenities including supermarket and retail shopping, transport and recreational facilities. The A77/M77 road network provides swift commuting access to Glasgow City Centre and surrounding districts while Prestwick International Airport offers regular flights to destinations throughout Europe.

AY5404 | Sat Nav: 3 Bellevue Road, Ayr, KA7 2SA

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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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