

3 BED DETACHED VILLA + SUN ROOM + GARAGE

32 Kings Drive, Cumnock
Offers Over £210,000

Energy Performance Rating D







DESCRIPTION

D W Shaw are delighted to present to the market this 3 bed Detached Villa situated in a popular residential area of Cumnock within walking distance of schooling and the town centre. Comprising a good sized lounge, fitted kitchen, sun room, w.c., 3 bedrooms and a shower room. The property also benefits gardens to the front, sides and south facing gardens to the rear. There is also a garage with off street parking for several vehicles.

Energy Performance Rating is: D

Cumnock is located within the heart of rural Ayrshire and offers a range of amenities including supermarket shopping, local shops and the educational Barony Campus, whilst the market town of Ayr lies approximately 16 miles distant and offers a wider range of amenities including excellent supermarket and retail shopping, transport and recreational facilities.

Lounge	26'0" x 12'9" at widest
Kitchen	11'4" x 9'8" at widest
Sun Room	9'11" X 9'10" at widest
W.C.	6'9" x 6'6" at widest
Shower Room	6'4" x 5'10" at widest
Bedroom	14'0" x 10'11" at widest
Bedroom	11'0" x 8'0" at widest
Bedroom	11'0" x 9'0"

Market Valuation

If we can assist you on the valuation of your own property our Property Manager will be happy to arrange an appointment suitable to yourself. This is a service provided free of charge and without obligation.

Offers

Offers are submitted in Scottish Legal Form to the selling agents D W Shaw
DX 556860

Viewing Arrangements

By appointment with D W Shaw,
DX566421

Contact Marion Wyllie



OFFICE DETAILS
3 The Square, Cumnock, KA18 1BG
Telephone: 01290 421484
Email mwyllie@dwshaw.co.uk

Disclaimer

Whilst we endeavour to make these particulars as accurate as possible, they do not form any part of any contract or offer, nor are they guaranteed. Measurements are approximate and in most cases they are taken with a digital/sonic measuring device. It should not be inferred that items visible in any photographs are necessarily for sale. If there is any part of these particulars that you find misleading or simply wish clarification on any point, please contact our Office immediately where we will endeavour to assist you in any way possible. Photographs have been taken with a wide angled lens