



**14 CAORA WAY**  
SEAMILL

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**3 | BEDROOMS**

**2 | BATHROOMS**

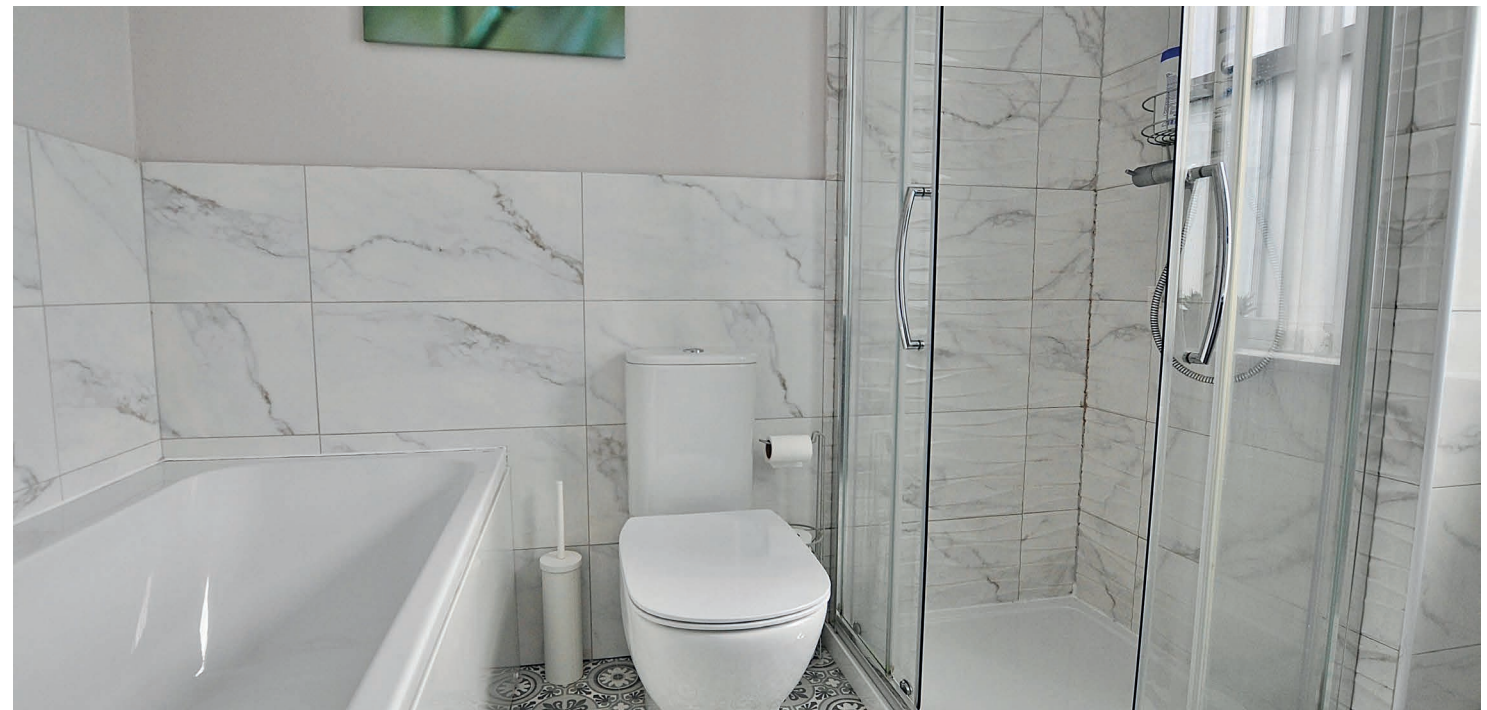
**1 | PUBLIC ROOM**

**This fabulous modern detached villa is located in this wonderful development with a selection of different styles of homes. Seamill is a picturesque coastal village on the North Ayrshire coastline with West Kilbride just a short distance with local amenities and railway station.**

14 Caora Way is a wonderful modern detached villa which offers contemporary living and beautifully presented garden grounds. The development is a lovely mix of properties in the coastal village of Seamill.

The excellent accommodation extends to a welcoming reception hallway, WC which has the utility area, a contemporary living area which leads from the lounge to the dining area and through to the modern fitted kitchen, a great social area for a coffee or formal dining. On the upper level of the property there is three bedrooms, bedroom one with an en suite shower room. To further complement this area of there is a family bathroom. The property has gas central heating and double glazing. The stunning garden grounds to the rear are well laid out with raised flower beds, covered sitting area, hut and greenhouse. To the front the garden is easily maintained with astroturfing. There is private parking area to the rear. Early viewing is highly recommended to appreciate the accommodation and location on offer.













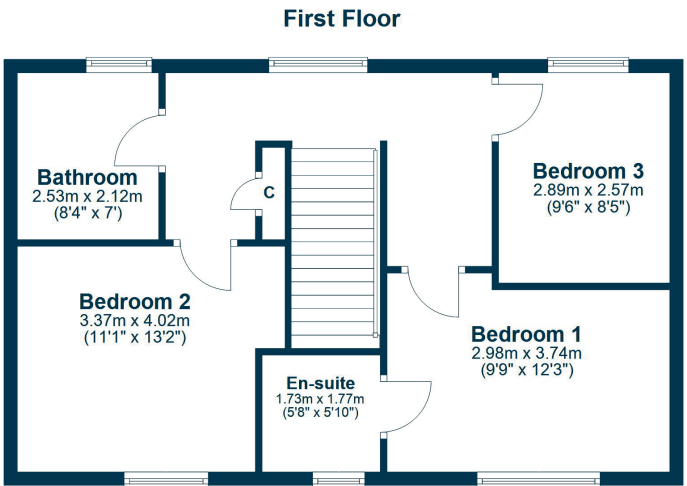












West Kilbride, which incorporates Seamill, is a small village which lies South of Largs and looks across the Firth of Clyde over to the Isle of Arran. The village has many amenities which include a primary school, championship links golf course, bowling and tennis clubs, leisure, coffee and shopping opportunities and benefits from its position as Craft Town Scotland with a range of independent studios and shops as well as the Barony Centre hosting exhibitions and events. The village is well positioned for accessing all major road networks, is approximately 40 minutes from both Prestwick and Glasgow International airports and has a train station which provides a frequent service to Largs and Glasgow.

**LA2075** | Sat Nav: 14 Caora Way, Seamill, KA23 9FE

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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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