



64 Wilson Street | Girvan

Bruach Property are proud to present to the market 64 Wilson Street, a mid terrace three bedroom house located on a quiet street within walking distance of Girvan town centre and the picturesque sea front. This Immaculate three bedroom residence boasts a thoughtfully designed split over two levels, making it an ideal for families or retirees looking for a low maintenance property. We highly recommend arranging a viewing to fully appreciate the potential of this remarkable house.



Upon entering the property, you are welcomed by a bright and spacious entrance hallway, offering convenient access to the ground floor apartments, stairs leading to the first floor and mezzanine level.

To the left of the hallway, the front-facing living/dining room awaits, a bright, inviting space tastefully decorated and enhanced by a dual-aspect window that floods the room with natural light. Adjacent to the living room is a modern kitchen, fitted with a range of wall and floor-mounted units, streamlined worktops, and matching splashbacks. The kitchen also benefits from a built-in oven and electric hob, as well as a large understairs cupboard providing valuable storage. For added practicality, an external door from the kitchen leads directly to the rear courtyard and provides rear access to the property.

Stairs from the ground floor lead to the first floor and mezzanine level, where the family bathroom is located.

The sleeping accommodation comprises three generously sized bedrooms, all situated on the first floor. Bedroom one is a bright and spacious double room positioned at the rear of the property, enjoying an abundance of natural light. Bedroom two is a well-proportioned single bedroom, enhanced by a large skylight. Bedroom three is another double bedroom located at the front of the property, featuring large windows that allow natural light to pour in and offer picturesque views across the town.

Completing this impressive home is a stylish bathroom situated on the mezzanine level, designed to evoke a sense of tranquillity. The bathroom is fitted with a bath, over-bath shower, sink, and WC.

This exceptional property further benefits from gas central heating and double glazing throughout, ensuring comfort and energy efficiency all year round and the efficiency of double glazing throughout, ensuring a warm and inviting atmosphere year round.



Below: Living Room Right: Dining Area



Below: Kitchen



Viewing strictly by appointment only, please contact
Bruach Property on Tel:01465 715 065 or
Email: girvan@bruachproperty.com
Ref No. : BRU3139

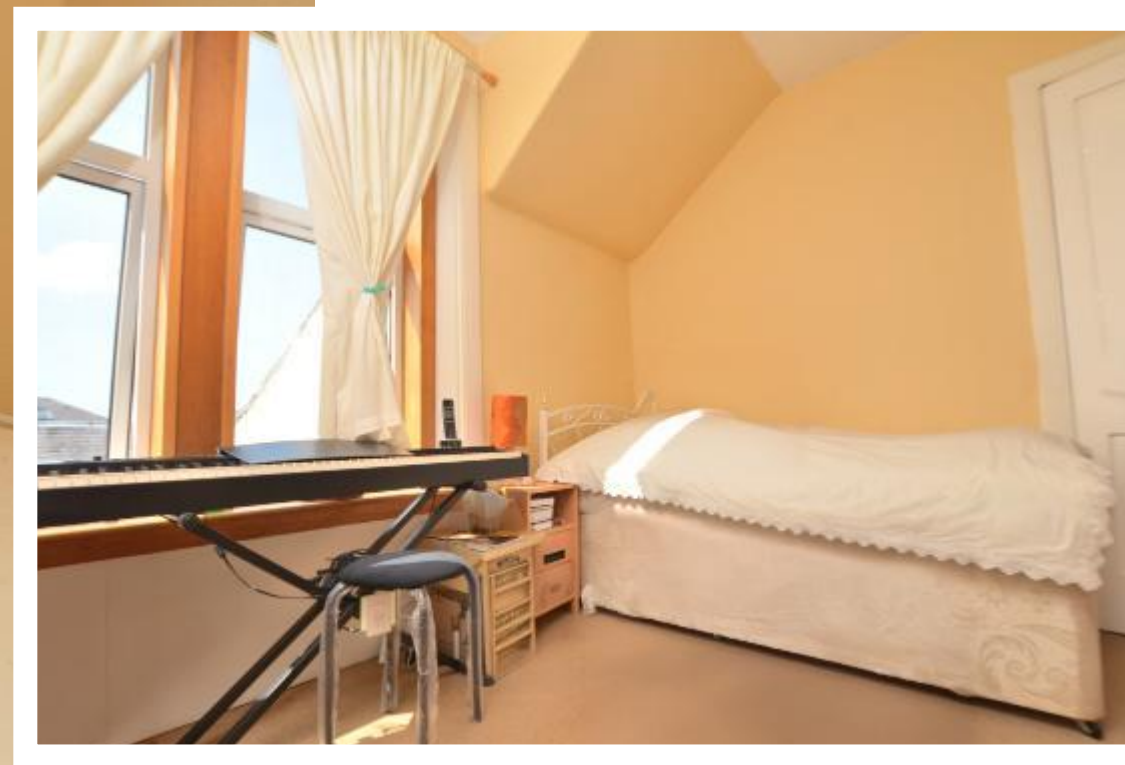
Below: Hallway and Stairs



Below: Bathroom



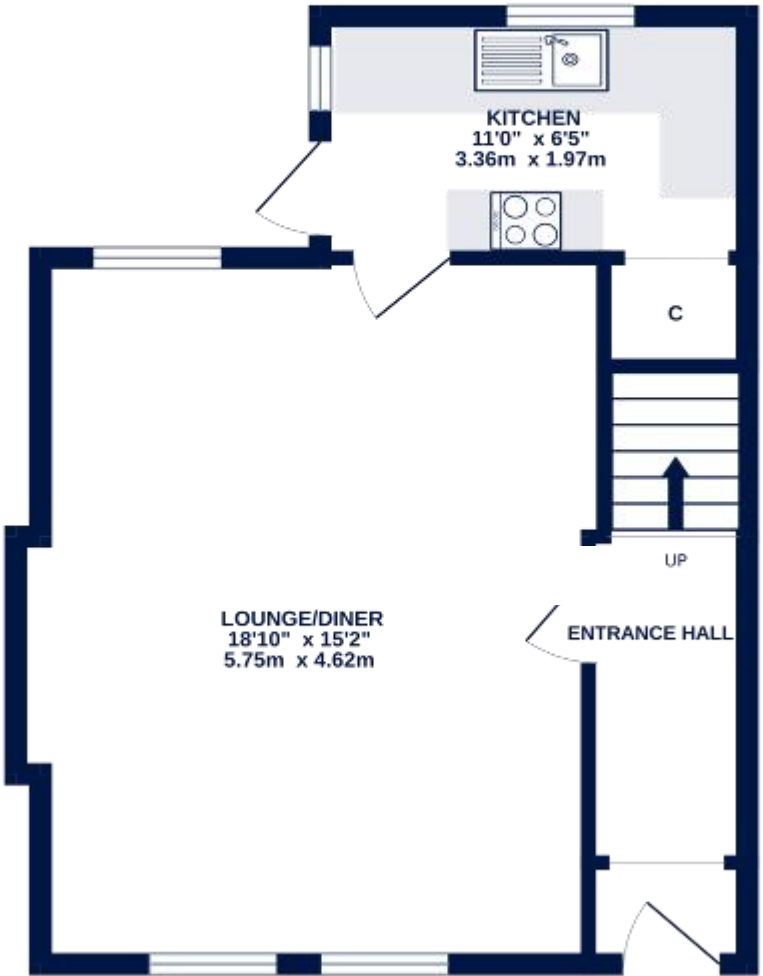
Below: Bedroom One



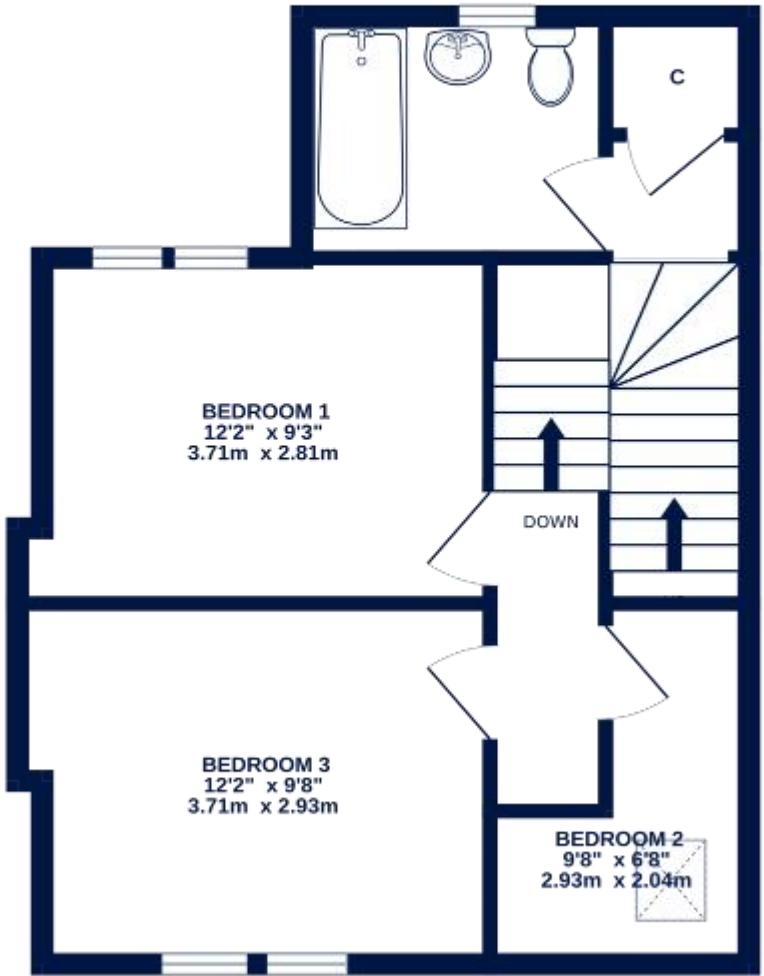
Below: Bedroom Two



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is not to scale and is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Below: Court Yard



GENERAL REMARKS

Services:

The property has mains water, drainage, gas and electricity. Heating is gas heating. The property windows are double glazed. Note: The services have not been checked by the selling agents.

EER Rating:

EER: C 74

Council Tax:

The property is band C and the amount of council tax payable for 2025-2026 is £1,928.71.
South Ayrshire Council Tel: 0300 123 0900.

Viewing:

Strictly by appointment with Bruach Property Ltd , 31 Dalrymple Street, Girvan, KA26 9EU
Tel:01465 715 065 or Email info@bruachproperty.com

Possession:

Vacant possession and entry will be given on completion.

Offers:

Offers must be submitted in Scottish legal terms to Bruach Property Ltd. Interested parties are advised to request their own solicitor to note interest with us as soon as possible after viewing in order that they may be informed of any Closing Date being set for receipt of offers. A formal note of interest should be registered prior to offering.

Closing Date:

A closing date may be fixed. Prospective purchasers who have notified their interest through solicitors, in writing, will be advised of a closing date.

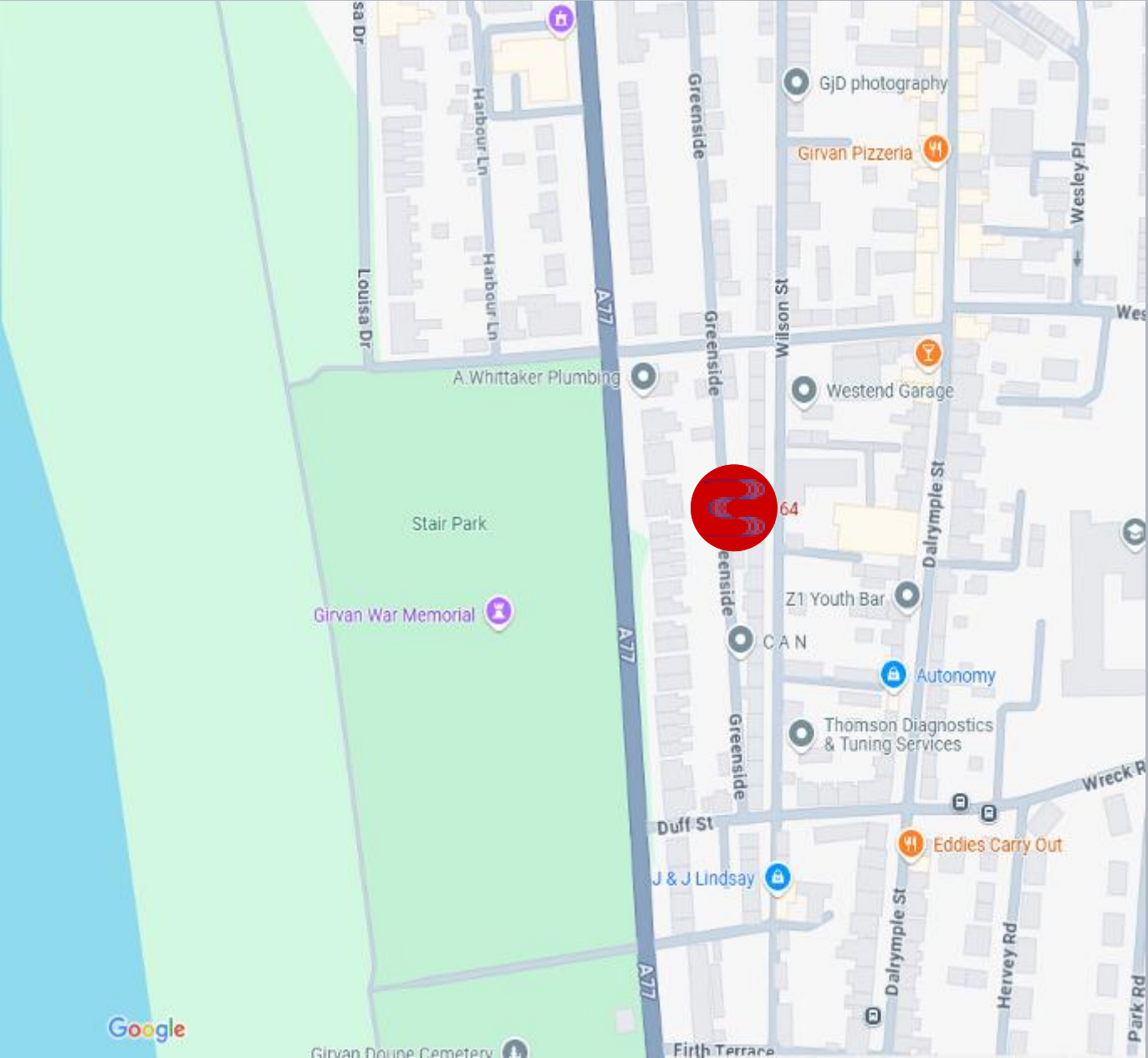
The Seller will not be obliged to accept the highest, or indeed any offer and has the right to accept an offer at any time or withdraw the property from the market. The Seller or Bruach Property will not be liable for any costs incurred by interested parties.

Fixtures and fittings:

All items normally known as tenant's fixtures and fittings, including garden ornaments and statuary, are specifically excluded from the sale. However, certain items, including furniture maybe available to a purchaser in addition, by separate negotiation.

Servitude rights, burdens and wayleaves:

The property is sold subject to and with the benefit of all servitude rights, burdens, reservations and wayleaves, including rights of access and rights of way, whether public or private, light, support, drainage, water and wayleaves for masts, pylons, stays, cable, drains and water, gas and other pipes, whether contained in the Title Deeds or informally constituted and whether referred to in the General Remarks and Stipulations or not. The Purchaser(s) will be held to have satisfied himself as to the nature of all such servitude rights and others.



Below: Girvan Beach





I'm interested!

To find out more about the property in the schedule or to arrange a viewing email info@bruachproperty.com or give us a call stating the address in the title of the email or call.

Whats my property worth?

For a Free No Obligation Valuation please drop us a email or give us a call.



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GIRVAN

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Important Notice

Bruach Property for themselves and for the sellers of this property, whose agents they are, give notice that:

The sales particulars are produced in good faith and are substantially correct overall; a description is given as a general guide to purchasers and does not constitute part of an offer or contract. Prospective purchaser(s) and lessees ought to seek their own professional advice.

All descriptions, dimensions, areas, reference to condition and if necessary permissions for use and occupation and their details are given in good faith and are believed to be correct. Any intending purchaser(s) should not rely on the particulars as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

No person in the employment of Bruach Property Ltd has any authority to make or give any representation to warranty, whether in relation to this property or these particulars, nor to enter into any contract relating to the property on behalf of the sellers.

No responsibility can be accepted for any expenses incurred by any intending purchaser(s) in inspecting properties that are for sale, have been sold, let or withdrawn. Photographs and particulars were taken in July 2025