



Detached Villa

13a South Crescent Road, ARDROSSAN, KA22 8DY



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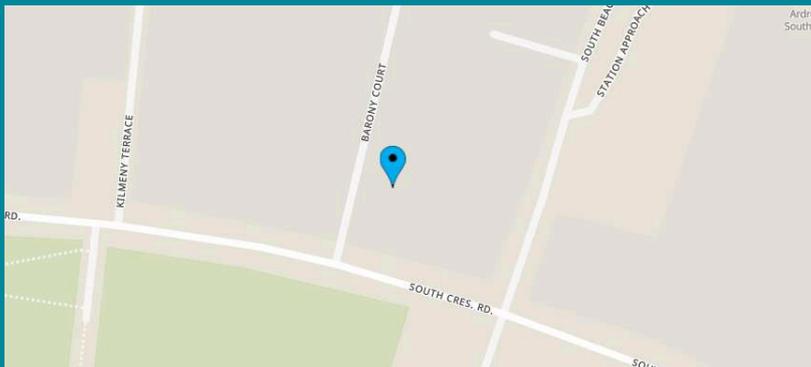
13a South Crescent Road

Taylor & Henderson are delighted to bring to the market this fabulous Upper Conversion over 2 Levels which forms part of a Detached Property, boasting prestigious shorefront location, with stunning, uninterrupted views across the Firth of Clyde to Arran, Heads of Ayr and Ailsa Craig. The most spacious, versatile accommodation on offer, which is in fresh decorative order throughout, comprises Entrance Porch with stairs to upper level, Study area with stairs to the Reception Area, Picture windowed Lounge with immaculate sea views, well-appointed fitted Dining Kitchen also with sea views. Master Bedroom with free standing wardrobes another spacious double bedroom and a 3rd single bedroom currently used as a snug/sitting room. Beautiful Family Bathroom with spa featured bath and over bath shower. Further features include double glazing, gas central heating, generous storage space and garage fitted with electricity. The private garden to the side of the front door is chipped with planters next to the steps access to the front door. The enclosed shared garden is chipped and offers off-street car parking to the left hand side for 2-3 vehicles and leads to the single garage. There is a boarded seating area in the rear corner surrounded by flowers, shrubs and trees. Ardrossan and nearby Saltcoats offer a range of local amenities including beach, local shops, supermarket, restaurants, schools, train station and bus services there is a regular ferry service to the Isle of Arran from Ardrossan. This excellent property is conveniently situated for all local amenities including road and regular rail links to Glasgow and all West Coast towns and thus is well located for travel throughout West Central Scotland.

Measurements

Lounge	19'2 x 15'8
Dining Kitchen	13'6 x 11'7
Master Bedroom	15'7 x 12'6
Bedroom 2	13'6 x 12'4
Bedroom 3	8'3 x 7'3
Bathroom	9'9 x 5'5
Study	10'1 x 8'4

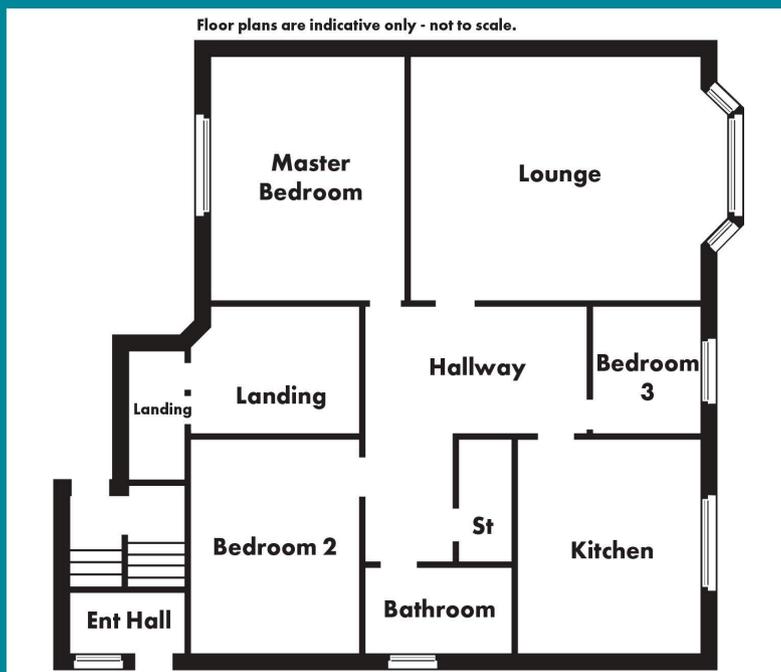




Viewing
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Reference
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