



Top Floor Flat

30 Montgomerie Crescent, Saltcoats, KA21 5BT



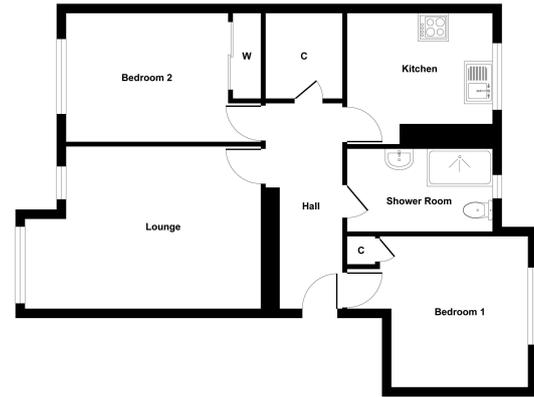
taylorandhenderson.co.uk

1		2		1		C	EPC rating
---	--	---	--	---	--	---	----------------------

30 Montgomerie Crescent

Taylor and Henderson are delighted to bring to the market this rarely available top floor flat enjoying a prime seafront location boasting outstanding views over the Firth of Clyde to Arran and within close proximity to all local amenities boasting a sought after postcode. The accommodation comprising entrance vestibule, reception staircase, hallway, lounge with uninterrupted views over Saltcoats beach and beyond, dining kitchen, 2 double bedrooms, (one with built in mirrored wardrobes and 1 with storage cupboard) and modern fitted bathroom with over bath shower. The property also benefits gas central heating, double glazing, secure entry system and private parking space. There are large garden grounds to the front and rear of the property which are mainly laid to lawn. With private parking to the rear of the property. The coastal towns of Saltcoats and nearby Ardrossan offer a range of local amenities including a beach, local shops, supermarkets, restaurants, schools, train stations and bus services to Glasgow and all West Coast towns and thus is well located for travel throughout West Central Scotland. There is a regular ferry service to the Isle of Arran from Ardrossan and a new summer service to the Kintyre peninsula.

Hall / Landing	14'8 x 3'4
Bedroom 1	13'7 x 9'0
Bedroom 2	13'1 x 10'6
Bathroom	10'5 x 5'4
Lounge	15'9 x 11'2
Kitchen	10'3 x 8'9



Second Floor

Illustration for identification purposes only, measurements are approximate, not to scale.
Produced by Elements Property

Viewing
Through solicitors on 01294 606700

Email
property@taylorandhenderson.co.uk

Reference E496251