



lomond

make yourself a home

Holmside, Dalgavren
Kilwinning

Signature

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Introducing Holmside, a charming, detached property nestled beautifully in the picturesque countryside on the outskirts of Kilwinning, specifically located in the peaceful hamlet of Dalgarven. This charming property offers a tranquil retreat surrounded by nature's beauty while maintaining convenient access to urban amenities.

Craig Robertson
Director





— Holmside exudes character and warmth from the moment you set foot on its grounds. The exterior showcases a traditional stone façade that blends harmoniously with the rural landscape, creating a captivating first impression. The cottage is enveloped by well maintained grounds with extensive parking for up to 8 vehicles and a stunning garden enjoying a south westerly aspect and benefitting from all day sunshine.

— Upon entering this impressive family home, you are greeted by an inviting interior that seamlessly combines rustic charm with modern comforts. Constructed in 1968 the thoughtfully designed layout optimizes the available space and enhances the flow of natural light throughout the home. The cozy living room features an enchanting fireplace, perfect for those chilly evenings, while large windows frame idyllic views of the surrounding countryside.

The kitchen is a culinary haven, boasting ample counter space, modern appliances, and stylish cabinetry. It is a delightful space for preparing

meals with the adjacent dining room a superb space for entertaining guests, offering a welcoming atmosphere for social gatherings. From the kitchen is a useful utility/laundry room.

Holmside offers two generously proportioned bedrooms on the ground floor with a further two bedrooms on the upper level, with one enjoying a large en-suite shower room. In addition, the upper landing has been designed with flexibility in mind providing a large family area which could double up as a convenient home office or children's play area.

Outside, the property is complemented by a well-maintained garden, providing a peaceful sanctuary to enjoy the beauty of nature or indulge in outdoor activities. It offers a wonderful opportunity to create cherished memories with loved ones or simply unwind amidst the serenity of the surroundings. Included in the sale is a large summer house, greenhouse and raised beds where the current owner grows a vast selection of fruit and vegetables. In addition is a well-maintained metal shed.





HOLMSIDE, DALGARVEN

KILWINNING

Charming detached property nestled in picturesque countryside

Tranquil retreat with convenient access to urban amenities

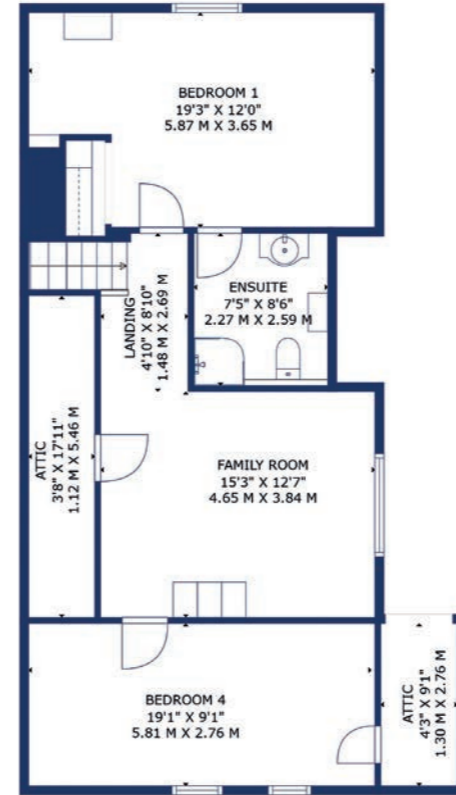
Extensive parking for up to 8 vehicles

Inviting interior combining rustic charm with modern comforts

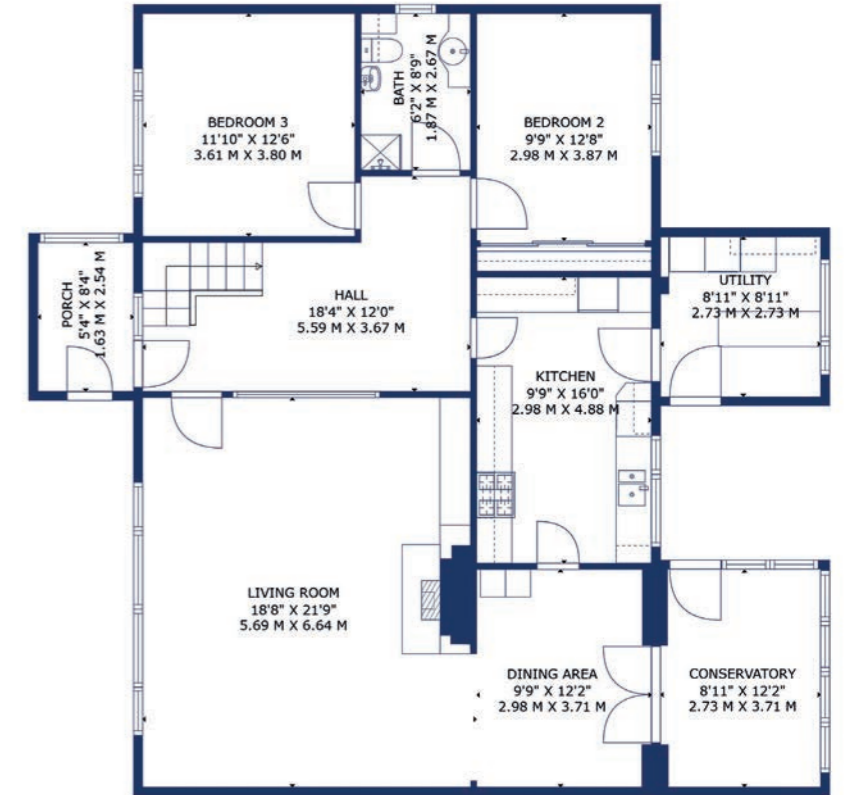
Summer house, greenhouse, and raised beds for growing fruit and vegetables

Cozy living room with enchanting fireplace and idyllic countryside views





SECOND FLOOR



FIRST FLOOR



Situation

Situated on the outskirts of Kilwinning, Holmside benefits from the convenience of nearby amenities, including shops, schools, and transportation links, while still being immersed in the tranquility of the countryside. The location is ideal for those seeking a balanced lifestyle that harmonizes the charms of rural living with the necessities of modern-day convenience. Known as the 'Crossroads of Ayrshire' due to its convenient location Kilwinning offers a rich heritage, picturesque landscapes from its ancient abbey ruins to its vibrant community spirit, and easy access to nearby coastal delights. Explore its hidden gems and embrace its warm Scottish hospitality. Paisley is little over 25 minutes by car and a further 15 minutes takes you to Glasgow City Centre while the seaside town of Troon is little over 20 minutes' drive. The train station in Kilwinning is less than 2 miles from the front door and provides a regular service to nearby towns as well as a direct route to Glasgow Central.

For Sat Nav purposes the postcode is KA13 6PL

EPC rating: **D**

Council tax band: **F**

SQM: **93**

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