




lomond
make yourself a home

41 Braehead, Irvine KA11 1BE

Accommodation

41 Braehead is a rarely available two bedroom villa located in the popular Girdle Toll area of Irvine. The accommodation comprises two bedrooms, spacious lounge/ diner, bathroom and kitchen. The property is brought to the market in first class condition with modern tastes and styles throughout. Externally the property has ample parking to the front and easily maintained gardens to the rear.

In summary the property layout extends to entrance vestibule with an open plan kitchen. The kitchen is a recent upgrade; well presented with modern fitted units, integrated gas hob, and double oven. The living room is spacious with open plan stairs rising to the upper level, and French doors leading to the rear garden. Bedroom 2 completes the ground floor living space.

The upper level is accessed via the stairs off the living room, and houses the master bedroom, with fitted wardrobe space, and a family bathroom.

The bathroom is finished to a high standard, with bath, over shower, WC, and WHB. The master bedroom is open plan to the balcony over looking the main living space.

Externally the property has gardens to the front and rear. To the front there is easily maintained garden grounds laid to decorative chips, with perimeter wall. To the rear the grounds are laid to a combination of lawn, patio slabbing and feature decking, with timber shed, and storage unit.

The property has undergone a number of upgrades to come to market such as new carpeting, and fresh décor.

The property benefits from double glazing and gas central heating.

Situation

Braehead is a popular residential area and within close proximity of Irvine town centre which provides access to a range of amenities including supermarkets, bars, restaurants and town centre shopping. There are a number of local primary and secondary schools within the greater Irvine area.

- Mid Terrace Villa
- Two Bedrooms
- Lounge Dining
- Family Bathroom
- Double Glazing
- Gas Central Heating



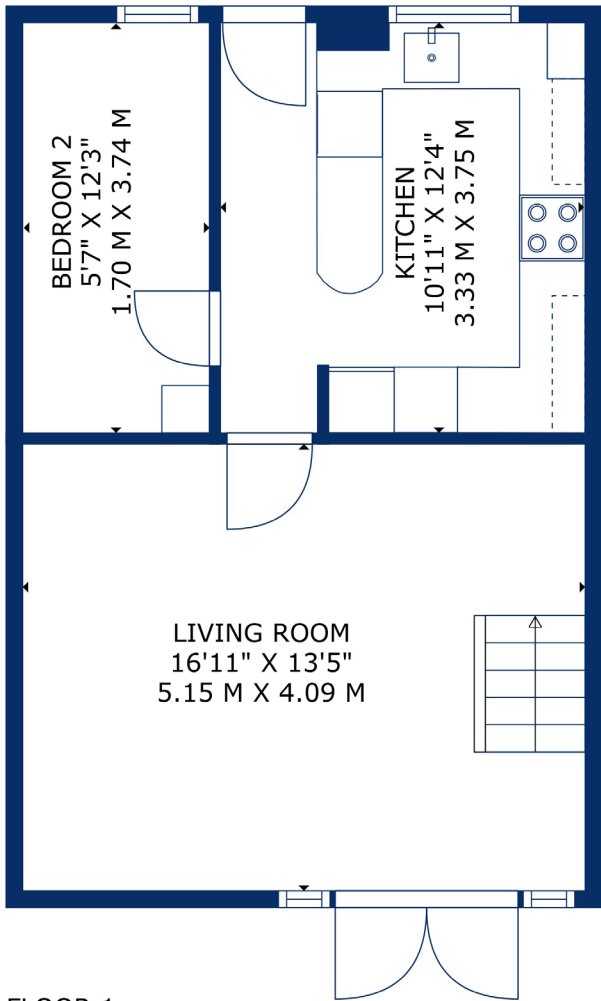
 2 Bedrooms

 57 sqm

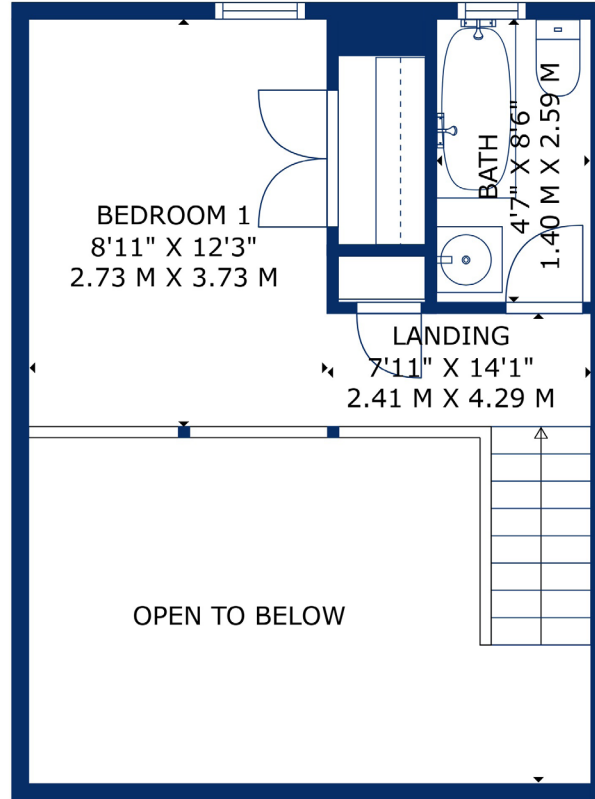
 2 Public Rooms

 EPC Rating C





FLOOR 1



FLOOR 2



51 Main Street, Prestwick
01292 471511



52 Bank Street, Irvine
01294 317013



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