




lomond

make yourself a home

8 Barra Place, Irvine KA11 1DD

Accommodation

The current owners have renovated this house throughout with new kitchen, bathroom amongst some of the upgrades carried out. The accommodation comprises lounge, dining kitchen, three bedrooms, and family bathroom. Externally there is parking immediately to the front and private well maintained gardens to the rear. NB some of the images have computer generated furniture added to allow you to see potential furniture layouts.

Into greater detail the entrance hallway has stairs to the upper level. The lounge stretches front to back with neutral décor and views to the garden. There is a large storage cupboard off the lounge. The dining kitchen is new with integrated fridge, freezer, washer/dryer, dishwasher, hob, oven and hood. Access to the garden can be gained via the kitchen.

The upper level houses three bedrooms, and the newly fitted bathroom. The bathroom comes with bath, over shower, WC and WHB all finished to modern wet wall panels.

Externally there is parking to the front. To the rear the garden has been landscaped laid to a combination of timber decking (ideal for summer dining) and lawn with timber fence.

Other benefits include new internal doors, fresh décor and new flooring throughout.

Situation

Broomlands is a residential area located in Irvine, North Ayrshire, Scotland. It is situated to the north of the town centre and is bordered by the neighbourhoods of Bourtreehill, and Girdle Toll.

There are also several local amenities in the area, such as a community centre, a primary school, and a local convenience store.

The area has good transportation links, with several bus routes serving the community and nearby towns. Irvine train station is also located nearby, providing easy access to Glasgow and other destinations.

- End Terrace
- Dining Kitchen
- Three Bedrooms
- Quiet Cul De Sac Location
- New Kitchen
- New Bathroom
- Landscaped Gardens
- New Internal Doors
- New Flooring Throughout
- Fresh Decor


lomond
make yourself a home

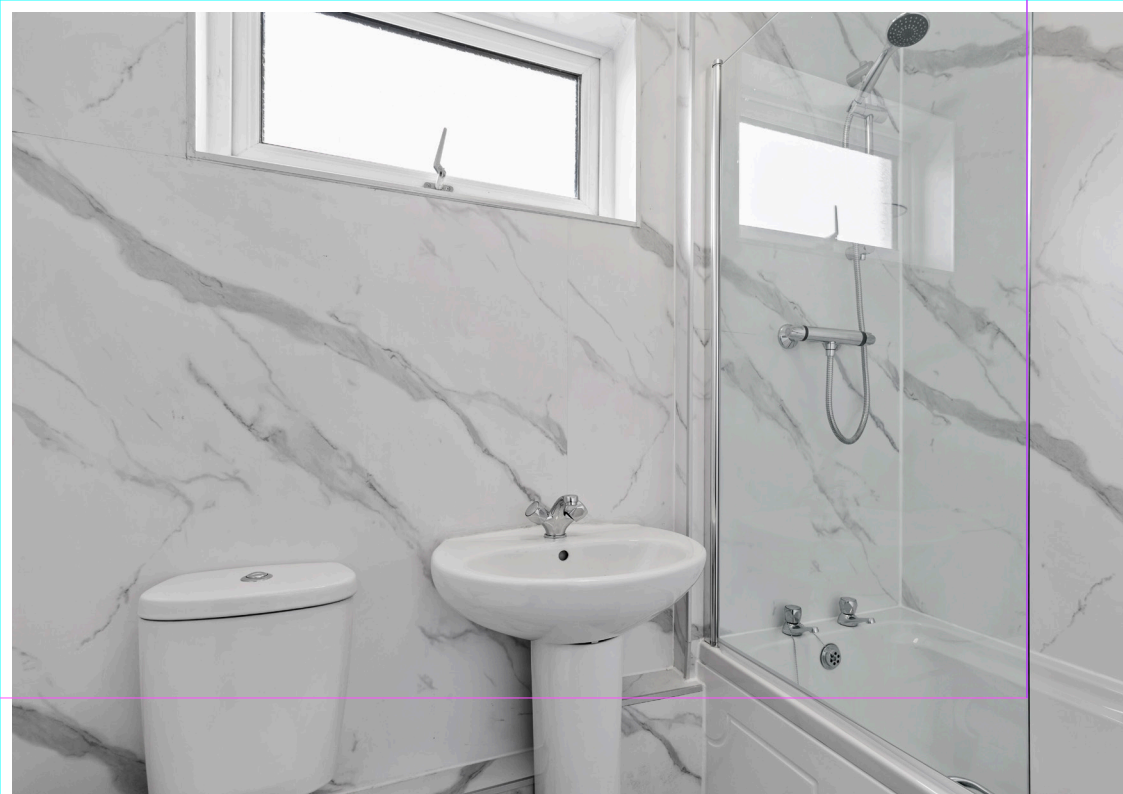


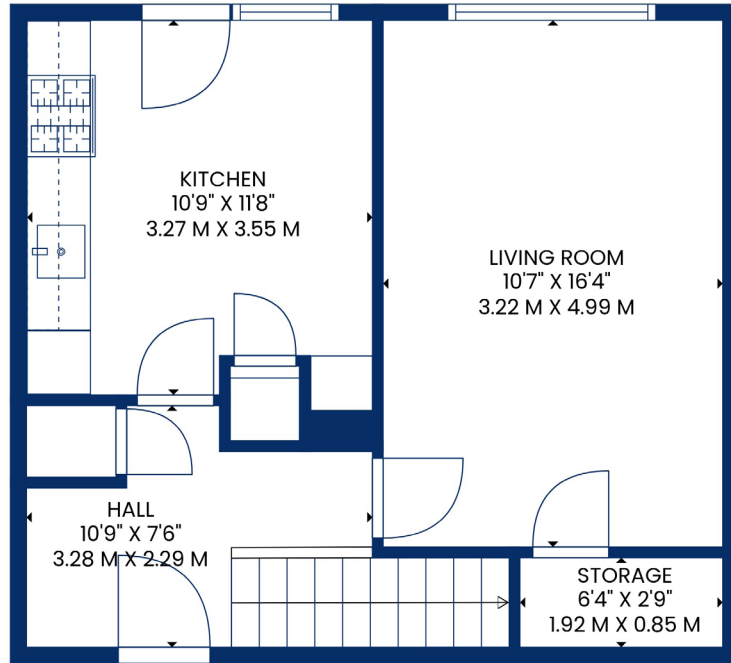
 3 Bedrooms

 79 sqm

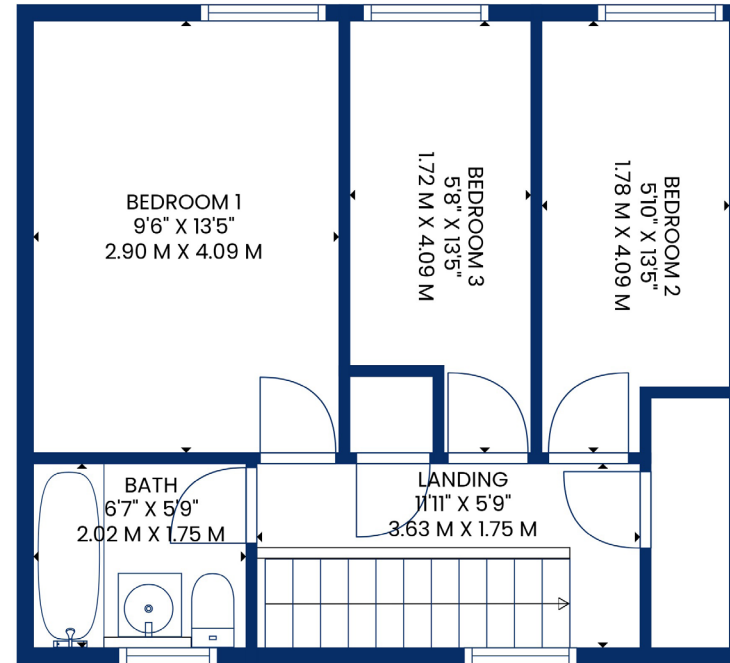
 2 Public Rooms

 EPC Rating D





FLOOR 1



FLOOR 2



 **51 Main Street, Prestwick**
01292 471511

 **52 Bank Street, Irvine**
01294 317013



Any error, omission, or misstatement in any part of this schedule shall not entitle the purchaser(s) or vendor(s) to entitlement to compensation or damages, nor in circumstances to give either party any cause for action. The selling agents have not tested services, equipment or fittings and are therefore unable to comment on their condition. Potential buyers are requested to contact their solicitor or surveyor if further clarification is required. Measurements are approximate for guidance purposes only and have been taken by a sonic beam and are measured from wall to wall at the widest point unless otherwise indicated. Photographs are reproduced for general information and it must not be inferred that any item is included in the sale.