



For Sale:

2 Bedroom
Second Floor Flat

Offers in Excess of £120,000

49 Shawfarm Gardens
Prestwick
KA9 2GZ

For more information contact:

01292 288222
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www.donaldross.co.uk







49, Shawfarm Gardens, Prestwick, KA9 2GZ

An impressive two bedroom second floor apartment situated within a popular residential development close to Prestwick town centre and all local amenities.

- Modern Apartment
- Upper Floor
- Secure Call Entry System
- Two Double Bedrooms
- Master En-Suite
- Family Bathroom
- Private Residents Parking
- Communal Garden Grounds
- Close to Town
- Popular Residential Location

Donald Ross are delighted to present number 49 to the market which presents a modern apartment presented in walk-in condition which will appeal to the wider audience.

The property is accessed via a communal entrance foyer with call entry system and is located on the second floor. In summary, the property comprises; entrance hall, spacious lounge diner, modern fitted kitchen, two double bedrooms, master benefiting from en-suite shower room plus there is a separate, recently installed, family bathroom.

The property is complete with gas central heating, double glazing and floor coverings throughout.

Externally there is well maintained communal garden grounds and private parking residents parking.

All local amenities are within the immediate vicinity with Prestwick town centre, local shops, bars and restaurants

and Prestwick International Airport all within easy access.

Demand for properties within this sought after location remains extremely high therefore early viewing is recommended.

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Location

Shawfarm Gardens is situated just off of Shawfarm Road which is within close proximity to Prestwick's thriving town centre. Prestwick has a wealth of local amenities including retail shopping, award winning restaurants and excellent transportation links including bus and regular rail service to Ayr or Glasgow.

Directions

From Ayr continue along Prestwick Road, Ayr into Ayr Road, Prestwick. Continue through Prestwick town centre to the roundabout and take the third turning on the right onto Shawfarm Road. Continue on Shawfarm Road and take the first turning on the left where Shawfarm Gardens development is located.

Accommodation

Lounge 18' 0" x 11' 11" (5.48m x 3.62m)
Kitchen 13' 11" x 12' 11" (4.24m x 3.93m)
Bedroom 1 13' 5" x 11' 8" (4.08m x 3.56m)
En suite 5' 3" x 4' 11" (1.60m x 1.49m)
Bedroom 2 11' 3" x 8' 6" (3.43m x 2.59m)
Bathroom 6' 4" x 8' 2" (1.94m x 2.49m)
Hall 6' 3" x 22' 7" (1.91m x 6.88m)

All sizes are taken at widest points

Home Report

DM Hall

Council Tax

Band E

Energy Efficiency Rating

Band C

Viewing

Is by appointment only which can be arranged by contacting us on:

Tel: 01292 288222

Email: office@donaldross.co.uk

Mon to Fri: 9am – 5:30pm

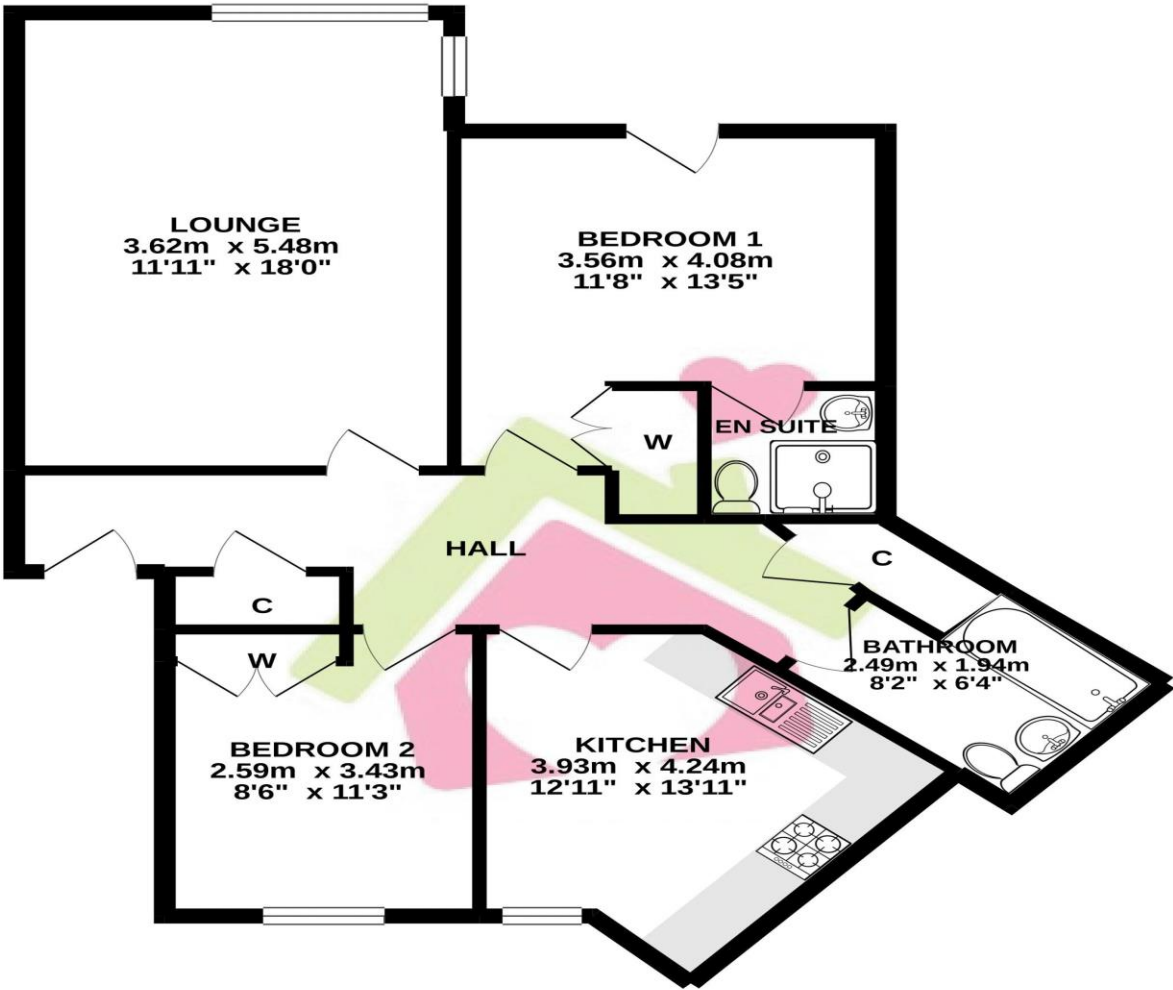
Sat: 9am – 1pm







Gross Internal Floor Size 74 m²



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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