

**100 RALSTON ROAD
CAMPBELTOWN, PA28 6LF**

OFFERS OVER £114,500

*****OFFER AGREED***** Located in the popular residential area of Ralston Road, this charming MID TERRACED house is ideally located within a safe walking distance of both primary and secondary schools. With three well proportioned bedrooms, this property presents an excellent opportunity for families seeking a comfortable and spacious home.

Stewart Balfour & Sutherland
SBS Cameron Macaulay
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100 Ralston Road

- 3 Spacious bedrooms with walk into storage
- Bright dining kitchen overlooking the rear garden
- Generously proportioned bright lounge
- Fully tiled modern shower room
- Electric heating
- Full double glazing
- Easily maintained front garden
- Large rear garden, mainly laid to lawn and bordered by a timber fence
- Near primary, secondary schools
- Viewing highly recommended



Upon entering, you are greeted by a welcoming hallway that leads to a generously proportioned lounge, with access into a bright dining kitchen, while in need of modernisation, offers ample potential for creating a newly designed larger kitchen by including the rear lobby space which adjoins. The shower room is fully tiled and has a modern white suite.

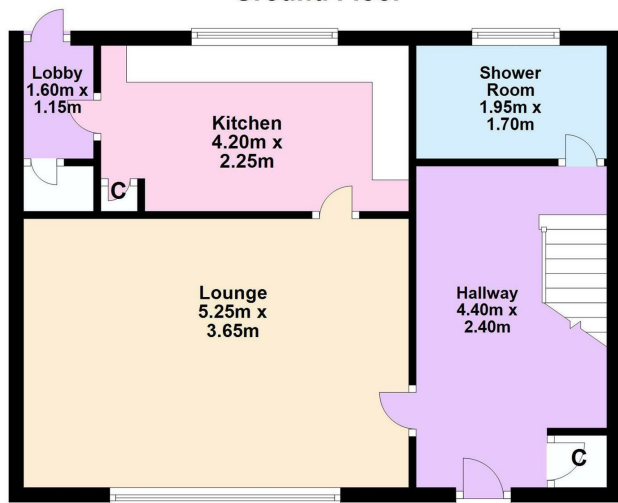
The carpeted staircase guides you to a bright upper landing, which provides access to three good-sized bedrooms, each equipped with excellent storage space. The property benefits from electric heating and full double glazing, contributing to a comfortable living environment.

Outside, the easily maintained front garden offers the possibility of creating an off-street parking area, should you desire. The rear garden is a true highlight, being large and family-friendly, predominantly laid to grass, providing a perfect space for children to play or for outdoor entertaining.

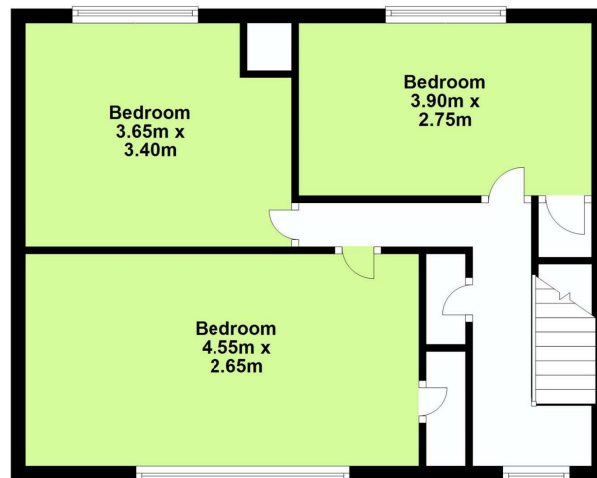
This property, while requiring some redecoration and refurbishment, is generally in very good order and has been well maintained over the years. It represents an excellent family home that is well worth viewing.



Ground Floor



First Floor



Council Tax Band: B

NOTE: Offers should be submitted in formal legal terms with the selling agents at their Property Shop. A closing date for offers may be set and accordingly interested parties who wish to proceed further should register their interest with the selling agents. The sellers will not be obliged to proceed to a closing date and reserve the option to sell the property to any party or to withdraw same from the market at any time. These particulars have been carefully prepared after due enquiry, are provided as a guide only, but do not form part of any contract. Measurements have been taken by a sonic tape machine. While the agents consider that information and opinions expressed are fair and accurate, interested parties must not rely upon any statement, whether oral or written, made by the agents.

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