



# First Floor Flat

27 Academy Court, Irvine, KA12 8RB





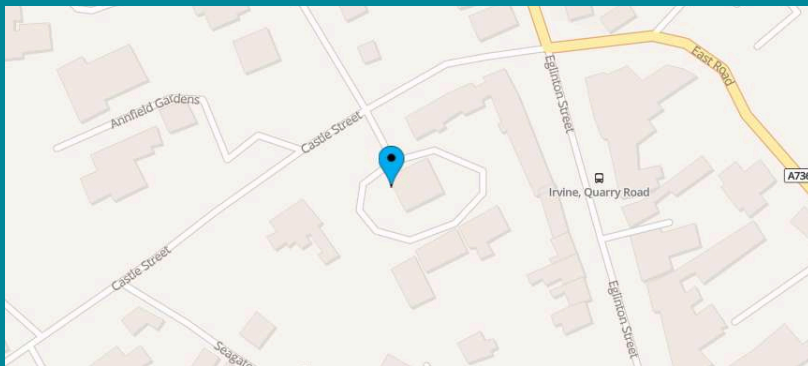
## 27 Academy Court

Taylor and Henderson are delighted to bring to the market this first floor flat which is located within a residential pocket within close proximity to the Town Centre. The accommodation in true walk in condition comprises reception hallway, lounge open planned to the modern dining kitchen, modern fitted shower room, master bedroom with built in generous sized wardrobe, and a further double bedroom. Features include double glazing, gas central heating, well maintained communal gardens and off-street car parking. Irvine offers a range of local amenities including beach, local shops, supermarket, restaurants, schooling at primary and secondary levels, train station and bus services and offers good road and rail links to Glasgow, neighbouring Ayrshire towns and the M8 motorway network, thus providing ease of travel throughout West Central Scotland.

### Measurements

Hall / Landing	16'0 x 6'0
Bedroom 1	14'0 x 8'0
Bedroom 2	14'1 x 9'0
Shower Room	8'0 x 6'0
Lounge	14'1 x 12'1
Kitchen	11'0 x 8'0

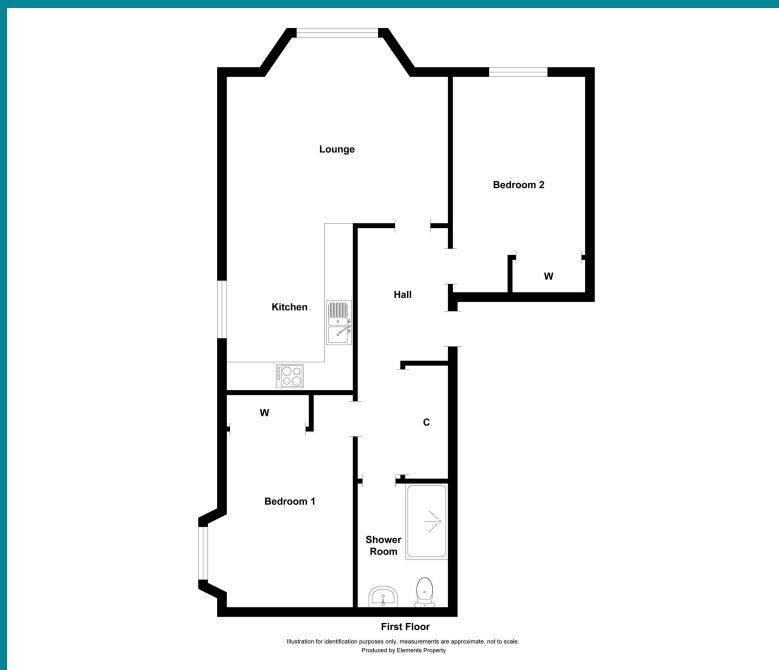




Viewing  
Through solicitors on 01294 606700

Email  
[property@taylorandhenderson.co.uk](mailto:property@taylorandhenderson.co.uk)

Reference  
E506951



## Our Offices

51 Hamilton Street, Saltcoats, Ayrshire, KA21 5DX  
Tel: 01294 606700 & Fax: 01294 464827

22 Bank Street, Irvine, Ayrshire, KA12 0AG  
Tel: 01294 278306 & Fax: 01294 272886

83 Main Street, Kilwinning, Ayrshire, KA13 6AN  
Tel: 01294 557506 & Fax: 01294 558552  
Email: [property@taylorandhenderson.co.uk](mailto:property@taylorandhenderson.co.uk)

espc rightmove  zoopla 



DISCLAIMER: Whilst we endeavour to make these particulars as accurate as possible, they do not form part of any contract of offer, nor are they guaranteed. Measurements are approximate and in most cases are taken with a digital/sonic-measuring device and are taken to the widest point. We have not tested the electricity, gas or water services or any appliances. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. If there is any part of this that you find misleading or simply wish clarification on any point, please contact our office immediately when we will endeavour to assist you in any way possible.