

46 Annpit Road

AYR, SOUTH AYRSHIRE, KA8 9DD



Modern three-bedroom end terrace villa in walk-in condition with detached garage in a popular Ayr location



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A stunning three-bedroom semi-detached home set within the highly sought-after Tornagrain development on the outskirts of Inverness, presented in true walk-in condition and offering a real "wow factor" throughout. This beautifully finished property has been thoughtfully upgraded and maintained by the current owners both internally and externally, creating a stylish, modern home perfectly suited to family living, entertaining and those seeking a high-quality, low-maintenance property in a desirable Highland location.

THE ENTRANCE & WC



Entering the property, you are welcomed into a bright hallway which provides access to all ground-floor accommodation. Directly ahead is the downstairs WC, perfectly positioned for everyday use.

THE LOUNGE/DINER



To the left, the home opens into a spacious lounge and dining area, creating a fantastic open-plan living space. The lounge benefits from a large front-facing window, which fills the room with natural light, creating a warm and inviting setting. Finished in neutral tones, it offers a comfortable space for both relaxing and entertaining. The dining area is positioned to the rear, making it ideal for family meals or hosting guests.

The kitchen is accessed from the dining area and is laid out in a practical U-shaped design. It features sleek integrated appliances, a gas cooker and generous worktop space, making it both stylish and functional. A large window enhances the bright and fresh feel of the room.



THE KITCHEN





On the first floor, there are two well-proportioned double bedrooms along with the family bathroom. Both bedrooms are bright and neutrally decorated, with the second bedroom benefiting from a fitted wardrobe for additional storage. The modern bathroom includes a bath with overhead shower, basin and toilet, finished in soft neutral tones.

THE BATHROOM



BEDROOM 2



BEDROOM 3



A staircase leads to the converted loft, where you will find the impressive master bedroom. This space is enhanced by a large Velux window, excellent head height and ample floor space. It also benefits from full heating and electrics, making it a very versatile room.

THE MASTER BEDROOM



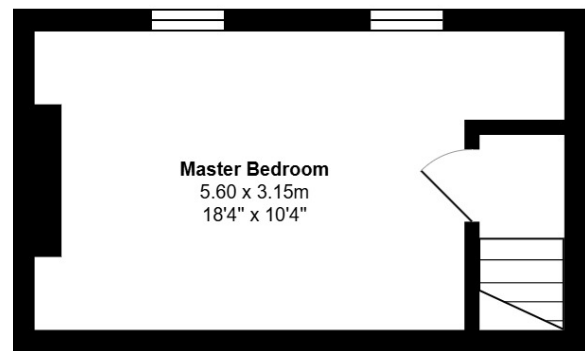
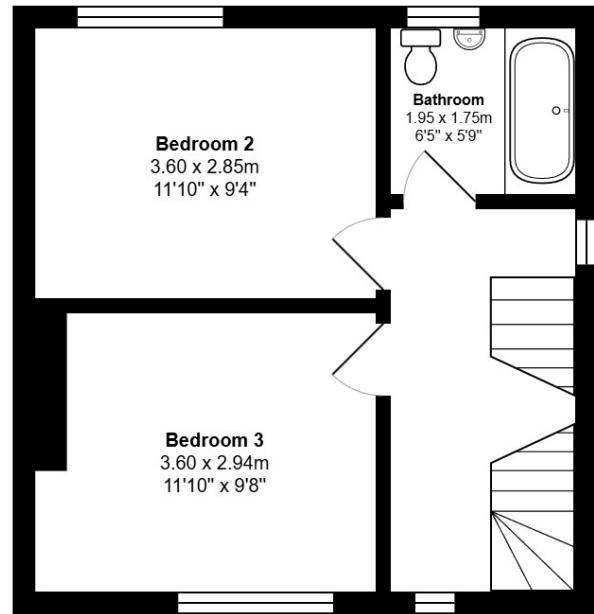
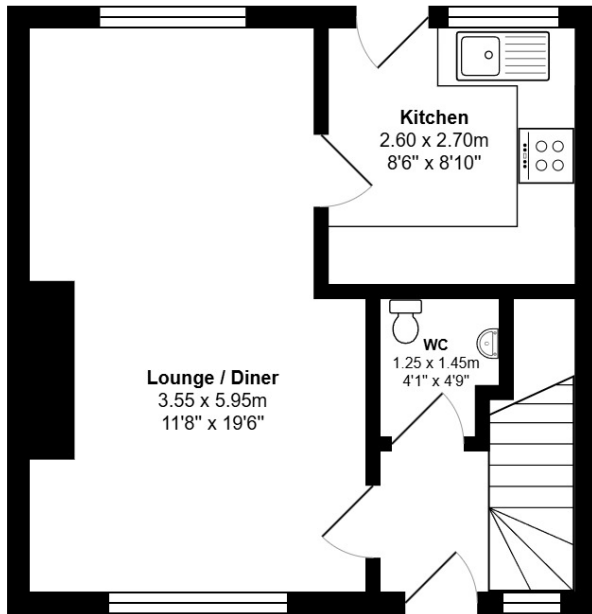
Externally, the property continues to impress. The front garden is low maintenance, while the driveway comfortably accommodates two cars and leads to a detached garage, a rare and valuable feature for this type of home. The rear garden is also designed for easy upkeep, with a mix of lawn and patio areas, providing a great space to enjoy outdoors.

Further benefits include double glazing throughout, and early viewing is highly recommended.

EXTERNALS

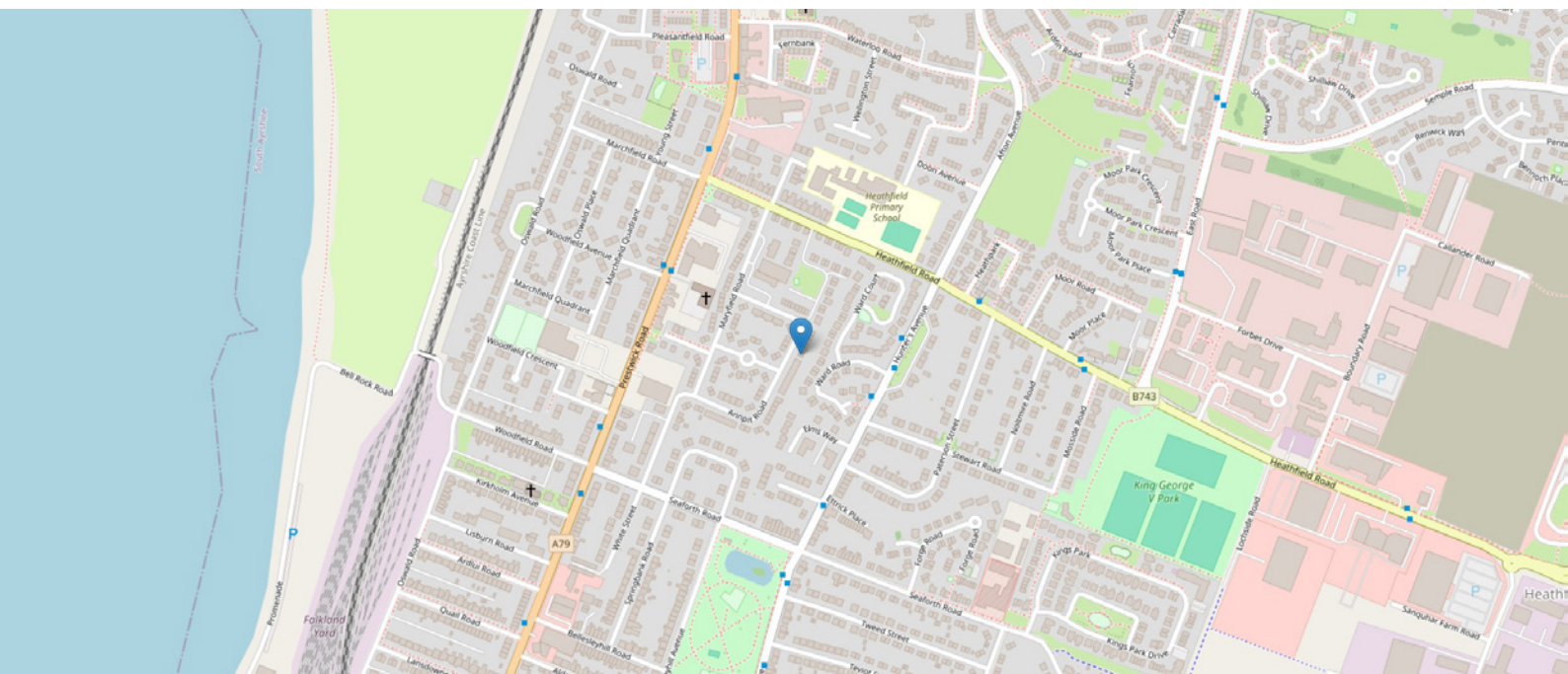


FLOOR PLAN & DIMENSIONS



Approximate Dimensions (Taken from the widest point)

Gross internal floor area (m²): 91m² | EPC Rating: C



THE LOCATION

Annpit Road is a quiet and popular residential area, ideally located for easy access to both Ayr and Prestwick town centres, where a wide range of shops, supermarkets, cafés and leisure facilities can be found. The nearby Heathfield Retail Park offers additional convenience for everyday shopping.





The property is well served by public transport, with regular bus routes and nearby train stations providing connections across the region. For commuters, the A77 and A79 road networks are easily accessible, offering direct routes north and south, including travel to Glasgow.

Prestwick Airport is only a short drive away, while the scenic Ayr and Prestwick beachfronts are close by, offering beautiful coastal walks and outdoor space. This is a highly convenient location that balances everyday practicality with lifestyle appeal.



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