



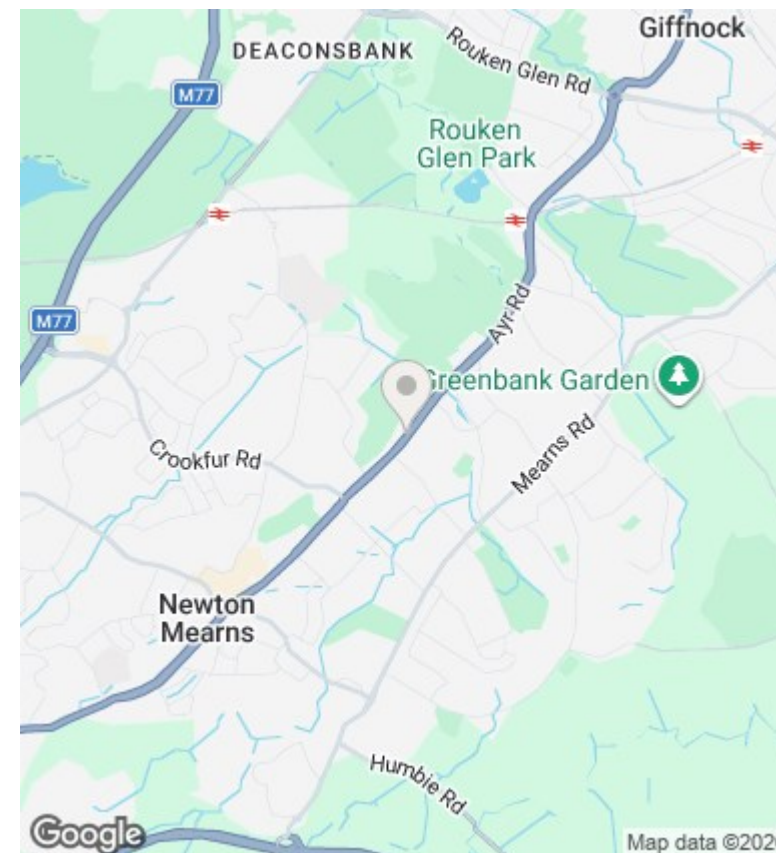
138A Ayr Road, Newton Mearns, Glasgow, G77 6EG

Offers Over £225,000

- Maisonette Flat with views overlooking Whitecraigs Golf course
- Private Garage
- Family bathroom and separate downstairs wc
- 3/4 Bedrooms
- Main door access
- Superb storage throughout
- 1/2 public rooms
- Kitchen with breakfast bar
- EER Band D



TOTAL: 1493 sq. ft, 138 m2
 1st floor: 187 sq. ft, 17 m2, 2nd floor: 1306 sq. ft, 121 m2
 EXCLUDED AREAS: STORAGE: 11 sq. ft, 1 m2, WALLS: 107 sq. ft, 11 m2
Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.



Directions

Viewings

Viewings by arrangement only. Call 01417262111 to make an appointment.

Council Tax Band

EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	58	70
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	EU Directive 2002/91/EC	