
THOMAS MURRAY
PROPERTY
10
10 Chalmers Court
Girvan
KA26 9ET




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10 Chalmers Court, Girvan

Spacious Two-Bedroom Maisonette in a Convenient Central Location

Situated in a central position this spacious two-bedroom maisonette offers well-proportioned accommodation arranged over two floors, with shops, schools and parks all readily accessible. Girvan's beach is also just a five-minute walk away, making this an appealing location.

The property forms part of a mid-terraced block and is situated at upper level. The accommodation is arranged over two floors, comprising an entrance hall, kitchen and large living room on the lower level, with two bedrooms and a bathroom located upstairs. The rear windows enjoy attractive views across the town towards the hills beyond Girvan.

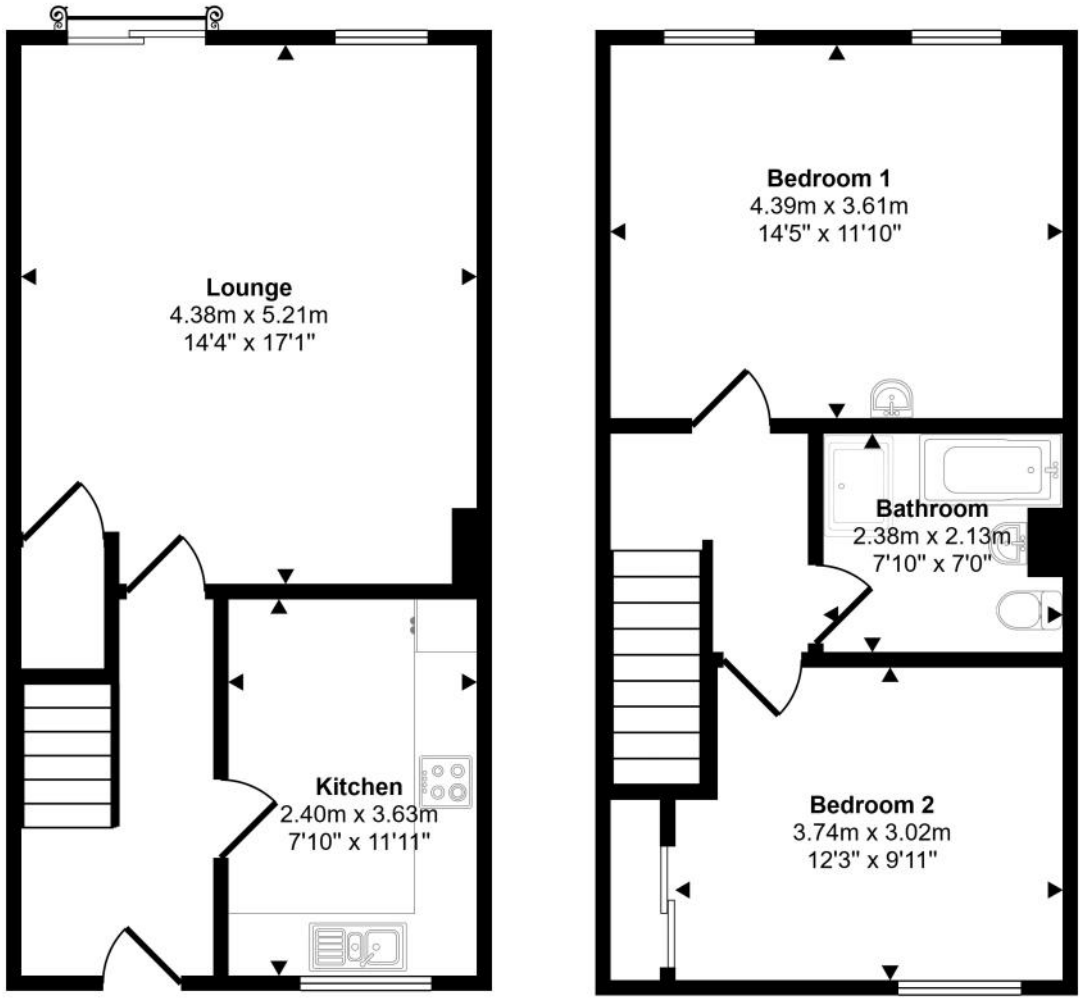
Further benefits include gas central heating and double glazing. Externally, there is an outbuilding, together with access to a shared paved drying area. Chalmers Court is accessed via a doorway from Dalrymple Street, serving the four properties within the development, with separate access to the large public car park to the rear of the building.

Offering generous accommodation in a highly convenient location, close to local amenities and the beach, this property merits early viewing.

Key Features

- Home Report value £70,000
- Spacious two-bedroom maisonette
- Accommodation arranged over two floors
- Convenient central location within Girvan
- Large living room
- Two upstairs bedrooms and family bathroom
- Rear views across the town towards the surrounding hills
- Gas central heating & Double glazing
- Useful external outbuilding & Shared paved drying area
- Large public car park accessible to the rear
- Approximately five minutes' walk from Girvan beach
- Close to shops, schools and parks

Approx Gross Internal Area
79 sq m / 852 sq ft



Ground Floor
Approx 39 sq m / 425 sq ft

First Floor
Approx 40 sq m / 427 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.





















Location and Lifestyle

Girvan is a popular coastal town offering a good range of local amenities, including nursery, primary and secondary schooling, a community hospital and a variety of independent and national retailers, including an ASDA supermarket. Leisure facilities are also well catered for, with the town's leisure centre offering a swimming pool and gym, together with an 18-hole golf course, attractive seafront and harbour. Girvan benefits from a railway station providing links north to Ayr and Glasgow and south to Stranraer. The renowned Turnberry Hotel and golf courses are within easy reach, while the picturesque surroundings of Culzean Castle and Country Park are also close by.

Ayr 22 miles | Prestwick Airport 29 miles | Glasgow 60 miles

General Comments

Home report available upon request.

Council Tax Band

B

Energy Efficiency Rating

C (72)

To view contact

THOMAS MURRAY PROPERTY

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Pre-Sale Valuation & Appraisal

Thinking of selling your home? Get in touch with us for expert advice. Tom Murray, AssocRICS, a Surveyor and RICS Registered Valuer, can provide an accurate valuation of your property together with practical advice on preparing your home for sale.

Anti Money Laundering Regulations |

Under HMRC Anti Money Laundering Regulations we are required by law to ask purchasers to provide identification at the point of making an offer and proof and source of funding. Identification required is, proof of identity (such as a passport or driving licence) and a formal item of correspondence confirming the purchasers present address such as a utility bill, council tax notice, bank/credit card statement, mortgage statement or HMRC correspondence. For proof/source of funding this may include bank statement, mortgage offer or confirmation from the purchasers solicitor that the purchaser has funds to complete the purchase transaction. Identification and proof/source of funding is required in order for the transaction to proceed.

Offers |

Offers should be submitted to the agents in writing through a solicitor. Interested parties are advised to register their interest formally through their own solicitor. Should a closing date for offers be set only those parties who have registered interest formally will be notified. Prospective purchasers are advised that the vendor reserves the right to accept any offer at any time.

Conditions of Sale |

We have attempted to make our sales details as accurate as possible from the information we have about this property. If there is any point which is of particular importance please contact our office and we will endeavour to check the information. We would advise this course of action if prospective purchasers are travelling some distance to view the subjects of sale. All dimensions and distances etc are approximate and photographs are intended only to give a general impression. Floor plans are schematic and not to scale. Systems are untested and appliances are sold as seen. Prospective purchasers should make their own investigations and obtain their own reports as they think necessary The contract to sell will be based only on the concluded missives. These particulars and any other correspondence or discussions will not form part of the contract. If we can be of further assistance please do not hesitate to contact us.

The Property Ombudsman

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