

2/3 BEDROOM DETACHED BUNGALOW

56 Leggate, New Cumnock

Offers Over £175,000

Energy Performance Rating D







DESCRIPTION

D W Shaw are delighted to present to the market this Detached Sandstone Bungalow situated on the outskirts of New Cumnock. The versatile on the level accommodation comprises of lounge, dining/kitchen, family room/3rd Bedroom, 2 double bedrooms, bathroom and lean-to conservatory. Outside are gardens to the front and large gardens to the rear. There is off street parking, a garage & also a summerhouse. The property also benefits from lovely views of the surrounding countryside.

Energy Performance Rating is D

The village of New Cumnock offers a range of amenities including shops, outdoor heated swimming pool, nursery and primary schooling. New Cumnock also has both bus and rail links to major towns and cities. Supermarkets and the multi educational centre of Barony Campus can be found in the neighbouring town of Cumnock.

Vestibule	3'11" x 3'10"
Lounge	16'8" x 12'10"
Kitchen	12'10" x 12'6"
Bedroom	11'10" x 10'0"
Bedroom	26'9" x 15'6"
Bathroom	7'0" x 6'4" at widest
Conservatory	9'8" x 8'3"

Market Valuation

If we can assist you on the valuation of your own property our Property Manager will be happy to arrange an appointment suitable to yourself. This is a service provided free of charge and without obligation.

Offers

Offers are submitted in Scottish Legal Form to the selling agents D W Shaw, 3 The Square, Cumnock, KA18 1BG
Fax 01290 428548 .DX 566421 Cumnock

Viewing Arrangements

By appointment with D W Shaw,
3 The Square,
Cumnock KA18 1BG.

Contact Marion Wyllie on 01290 421484 or email
mwyllie@dwshaw.co.uk



OFFICE DETAILS

3 The Square, Cumnock, KA18 1BG

Telephone: 0120 421484

Email mwyllie@dwshaw.co.uk

Disclaimer

Whilst we endeavour to make these particulars as accurate as possible, they do not form any part of any contract or offer, nor are they guaranteed. Measurements are approximate and in most cases they are taken with a digital/sonic measuring device. It should not be inferred that items visible in any photographs are necessarily for sale. If there is any part of these particulars that you find misleading or simply wish clarification on any point, please contact our Office immediately where we will endeavour to assist you in any way possible. Photographs have been taken with a wide angled lens