

**2 BED MID TERRACE VILLA**  
22 Holland Crescent, Cumnock  
**Offers Over £78,995**

Energy Performance Rating C







## DESCRIPTION

DW Shaw is proud to present this charming 2-bedroom mid-terrace villa in a prime Cumnock location. This move-in-ready mid-terrace home features a bright, open-plan lounge and dining area leading to a sleek, modern kitchen with direct garden access. The first floor offers two spacious double bedrooms and a contemporary shower room, while a versatile top-floor attic room provides the perfect space for a third bedroom or home office

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Cumnock is located within the heart of rural Ayrshire and offers a range of amenities including local shops, supermarkets, swimming pool, leisure centre and the multi educational centre of the Barony Campus while the market town of Ayr lies approximately 16 miles distant and offers a wider range of amenities including excellent supermarket and retail shopping, transport and recreational facilities.

Lounge: 13'10" x 10'11"

Dining/Kitchen: 17'7" x 9'11"

Bedroom: 14'3" x 9'11"

Bedroom: 10'0" x 8'11"

Shower Room: 8'2" x 5'5"

### 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 Stefany Biernat on 01290 421484 or email [sbiernat@dwshaw.co.uk](mailto:sbiernat@dwshaw.co.uk)





**OFFICE DETAILS**  
3 The Square, Cumnock, KA18 1BG  
Telephone: 01290 421484  
Email [sbiernat@dwshaw.co.uk](mailto:sbiernat@dwshaw.co.uk)

**Disclaimer**

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