

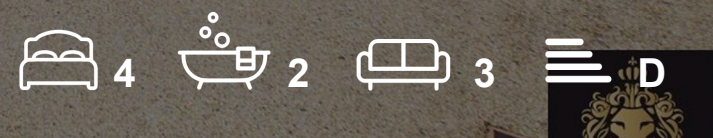


MONTGREENAN
PROPERTY GROUP



34 St. Leonards Road
Ayr, KA7 2PT

Offers in excess of £370,000



34 St. Leonards Road

Ayr, KA7 2PT

An exceptional Victorian sandstone semi where period grandeur meets flawless modern living, 34 St Leonard's Road is a home of rare quality and presence. From its striking façade to its beautifully curated interior, every detail has been thoughtfully considered to create a truly turnkey family home.

Internally, the property has been exquisitely reimagined, offering four to five flexible bedrooms alongside elegant ceiling roses, intricate cornicing and an abundance of original character. These timeless features are perfectly balanced with sleek, contemporary finishes, delivering both style and practicality in equal measure.

The heart of the home is a stunning open plan kitchen, utility and family space, designed for modern living and effortless entertaining. Bathed in natural light, this impressive area flows seamlessly out to a south facing garden, fully enclosed and ideal for family life. Mature planting and striking palm trees create a unique sense of privacy and escape, rarely found so centrally within Ayr.

Further accommodation includes a formal dining room, beautifully appointed bathrooms across both levels and private driveway parking for two vehicles. The specification throughout is of an exceptional standard, with high quality fixtures, refined finishes and a clear attention to detail evident in every room.





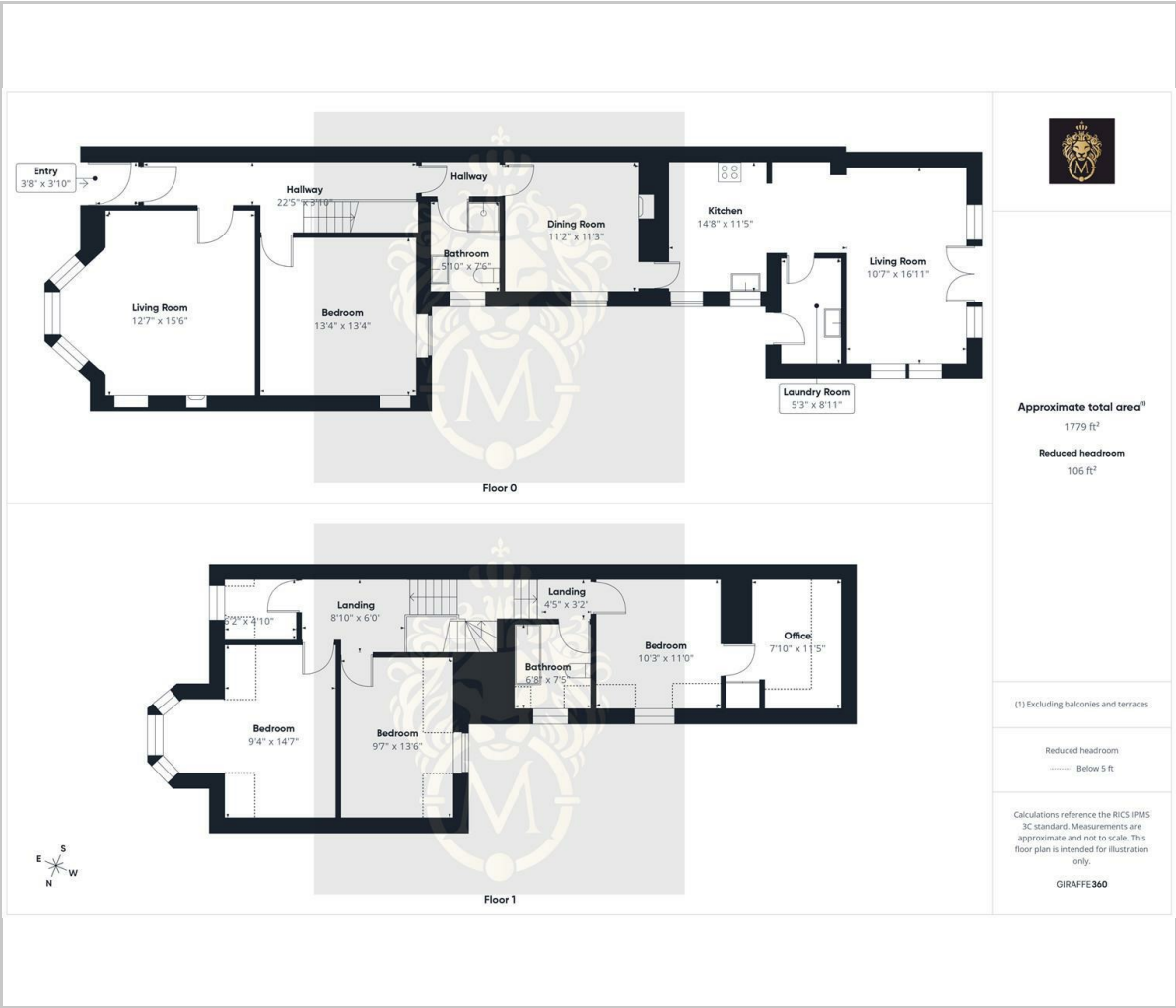
Perfectly positioned within walking distance of Ayr's finest restaurants, excellent transport links, the beachfront, Belleisle Park and Rozelle Park, this is a home that offers both convenience and an outstanding lifestyle.

A truly exceptional property where classic elegance meets contemporary luxury.

Home Report Value £390,000



Floor Plan

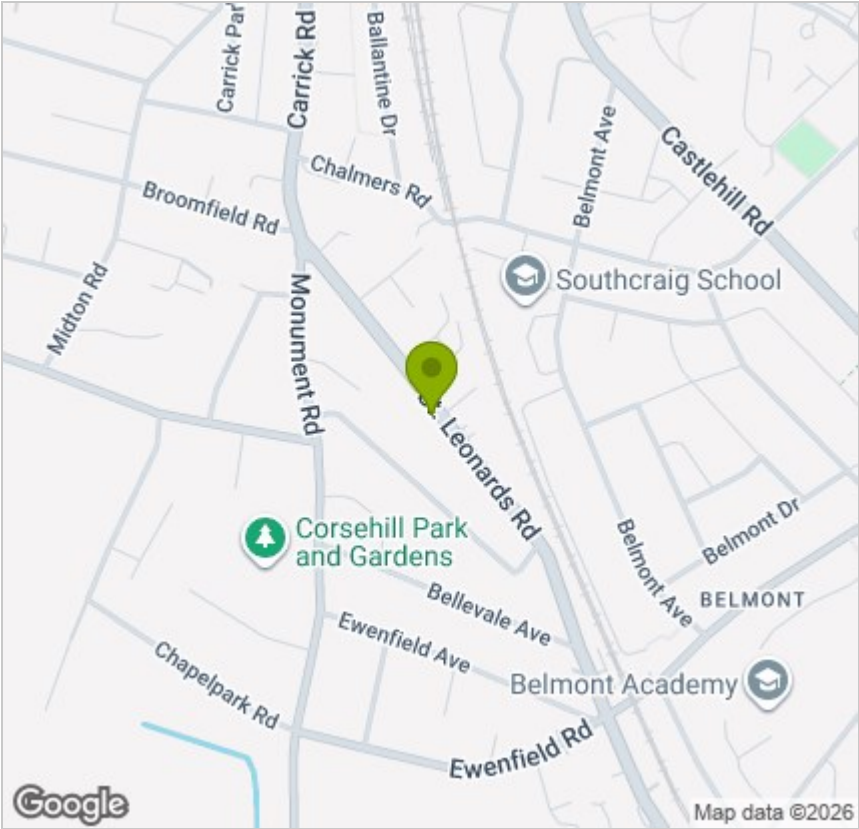


Viewing

Please contact our Montgreenan Property Group Office on 01292 435 601 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

