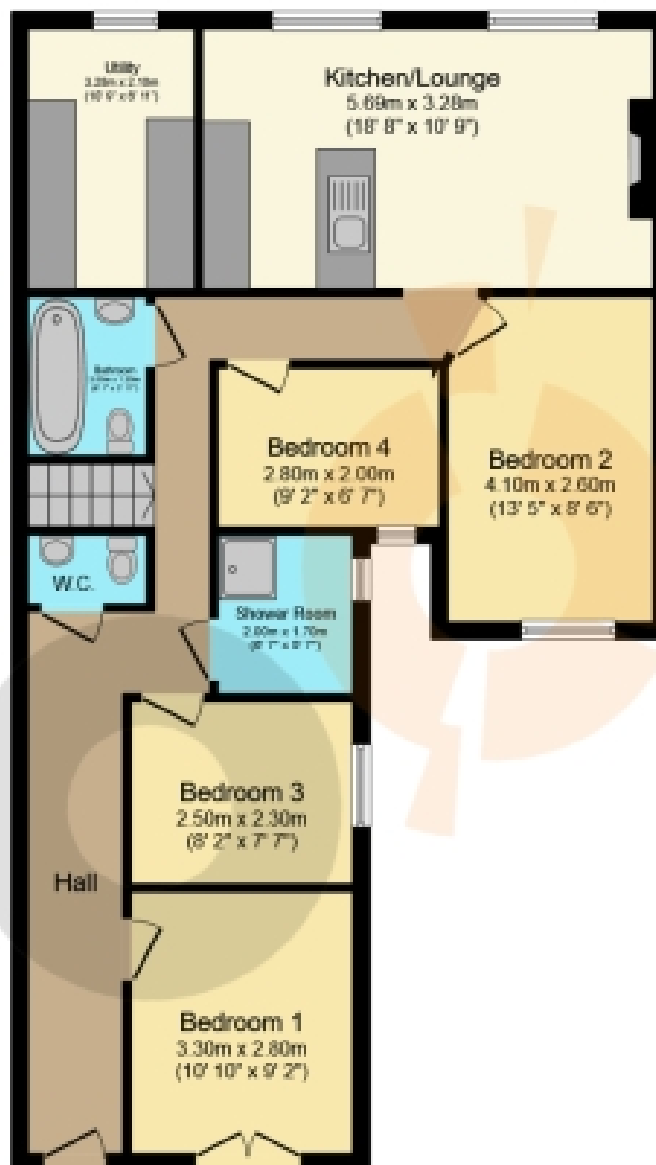




Arran Place, Ardrossan

Offers Over £250,000





Floor Plan

Total floor area: 85.0 sq.m. (915 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

THE PROPERTY

NO ONWARD CHAIN. This fully refurbished four-bedroom conversion is ideally situated in a sought-after seaside location, just a stone's throw from a range of local amenities. Perfectly positioned near the local train station, while enjoying the charm and convenience of coastal living.

Upon entering the home, you are welcomed into a spacious entrance hallway which provides access to all rooms throughout the property. The open-plan lounge has been recently updated with sleek oak-effect flooring and stylish contemporary décor, creating a bright and inviting living space.

The newly installed kitchen is fitted with matching white cabinetry offering excellent storage, along with integrated appliances including a fridge freezer, double oven, hob, and dishwasher. Conveniently adjoining the kitchen is a utility room.

There are four generously proportioned bedrooms, offering fabulous flexible living. Bedroom one is particularly impressive, benefiting from a charming Romeo balcony. The property boasts three bathrooms (family bathroom, separate W.C., and shower room, which have all been recently installed, ensuring ample facilities for family living.

Externally, the extensive rear garden boasts generous proportions with a combination of patio and lawn areas, creating an ideal outdoor space for relaxing, entertaining, and enjoying with the whole family.

AI has been used to enhance this listing.

Ardrossan has a range of amenities, including several community centres, a library and a well-known supermarket. Ardrossan's main street is home to a host of shops and eateries. Ardrossan Marina boasts fabulous views of Arran and beyond. Transport links can be found in abundance in Ardrossan, with several bus routes and two train stations, which will get you into Glasgow City Centre in under 40 minutes.

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Viewing by appointment - please contact The Property Boom to arrange a viewing or for any further information and a copy of the Home Report. Any areas, measurements or distances quoted are approximate and floor Plans are only for illustration purposes and are not to scale. Thank you.

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www.thepropertyboom.com
Head Office : 31 Braehead, Beith, KA15 1EG
Tel: 0333 900 9089 / Email: smile@thepropertyboom.com