



Parkhill Drive, Dalry

Offers Over £269,995





Ground Floor

Floor area 101.9 sq.m. (1,097 sq.ft.)



First Floor

Floor area 55.7 sq.m. (599 sq.ft.)

Total floor area: 157.6 sq.m. (1,696 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

Just wow !! Pristine, extended 4-bedroom 3-public room family home offering masses of versatile living space. The property is perfect for modern family living and is presented in walk-in condition. Wrap around rear garden complete with summer house.

Walking into this property, you'll find a home in absolute turnkey condition. You are welcomed to the reception hallway leading you in the first instance to the first receipt room featuring a large bay window formation, open focal-point fireplace, and tasteful neutral décor.

The impressive kitchen forms the true heart of this exceptional home. It is beautifully appointed with stylish matte base and wall-mounted cabinetry, complemented by sleek marble-effect counter tops. A central island with breakfast bar creates the perfect setting for relaxed, informal dining. The kitchen is open plan to either side. To one side is the dining room, offering generous space for entertaining and is enhanced by the multi fuel stove. To the other side of the kitchen is the welcoming sitting room, with its contemporary bi-fold doors providing direct access to the garden, seamlessly blending indoor and outdoor living - perfect for those warmer months.

Just off the kitchen is a spacious utility room, which has been thoughtfully created by our clients using part of the garage space and providing practicality and valuable additional storage.

The formal reception room is a stylish contemporary living space with a stunning open fire.

The ground floor has a double bedroom that our clients currently use as a music room and there are patio doors giving direct access to the garden.

The pristine family bathroom completes the ground level accommodation, comprising of a bathtub, W.C., and a wash hand basin with vanity storage and chrome towel rail.

Upstairs, there are three double bedrooms, plus an immaculate shower room. And just when you think that's everything, you'll find that bedroom One has an ensuite shower room and bedroom Two has great built-in storage.

The property features a wraparound garden with multiple decking and patio areas, creating excellent outdoor spaces for the entire family. There is also a summer house with electricity, offering a charming setting for a home office, studio, or relaxing retreat.

This type of exceptional family home is seldom available, therefore, we would urge an early viewing to avoid disappointment.

Park and ride facilities at Dalry train station are less than a five-minute walk and a regular bus service will have you in Glasgow City Centre in under 45 minutes. The West Coast with beautiful sandy beaches is only 15 minutes' drive or a short train journey away. The picturesque town of Dalry is a delightful place with local cafes and an eclectic range of shops.

WOULD YOU LIKE A FREE DETAILED VALUATION OF YOUR OWN PROPERTY?

TAKE ADVANTAGE OF OUR DECADES OF EXPERIENCE AND GET YOUR FREE PROPERTY VALUATION FROM OUR FRIENDLY AND APPROACHABLE TEAM. WE CUT THROUGH THE JARGON AND GIVE YOU SOLID ADVICE ON HOW AND WHEN TO SELL YOUR PROPERTY.

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. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT.

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