



## 14C Bute Terrace

Millport, Isle Of Cumbrae, KA28 0BA

**Offers over £208,000**





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OBA

CLOSING DATE : FRIDAY 30 JANUARY AT 12 NOON

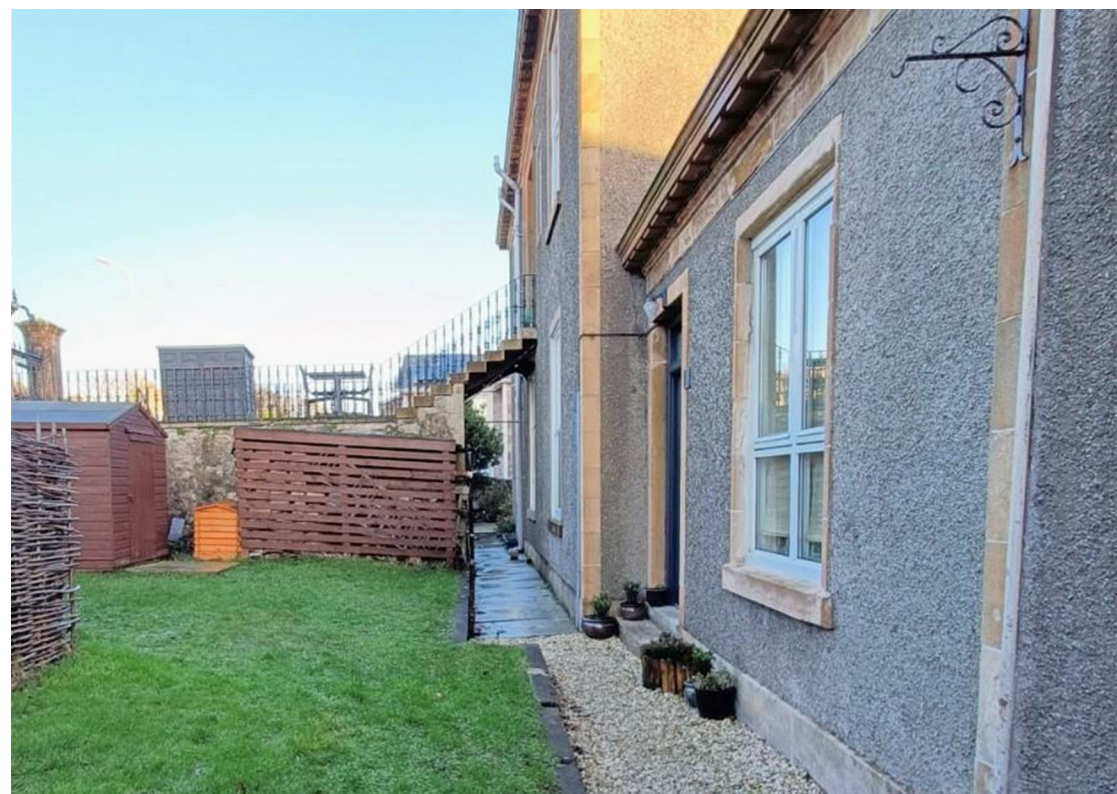
Lower Villa, 14c Bute Terrace, Millport KA28 OBA, Isle of Cumbrae

Price: Offers Over £208,000

EE Rating: Band D Council Tax: Band D

This attractive main door flat, in a traditional two storey villa situated in the sought after Bute Terrace area of Millport, provides an elegant space for a couple or family to enjoy as a full-time or holiday home. The well-maintained property offers spectacular panoramic sea views across Millport Bay, Marine Parade, The Eileans and looking south to Wee Cumbrae and Ailsa Craig.

Leading through the gated entrance from Bute Terrace, the apartment comprises elegant hardwood front door entrance with attractive white/blue floor tiling and through glazed inner door into hallway leading to all apartments. The property benefits from many traditional features including high ceilings, ornate corning, particularly the lounge with the most unusual large centre ceiling rose and beautiful corning as well as fireplace with wood burning stove and a large window with enviable seaviews leading into a bright dining kitchen with a wall of windows offering further superb panoramic views. The main bedroom in centre of the property has a Velux skylight, two further rooms - leading off hallway – one used as an open study room overlooking private garden overlooking Bute Terrace and beyond, and a second bedroom with side views to the Wee Cumbrae, along with the upgraded bathroom with an over the bath rain shower. Further benefits include double glazing and oil-fired central heating. The property has private gardens to the front and rear lower right hand side housing a large shed. There is also shared access to the property from Howard Street.







**Entrance Vestibule**  
3'9" x 7'11" (1.14m x 2.41m)

**Hallway**  
14'7" x 3'7" (4.45m x 1.09m)

**Lounge**  
16'5" x 15'7" (5.00m x 4.75m)

**Dining Kitchen**  
22'10" x 8'2" (6.96m x 2.49m)



**Bathroom**  
6'4" x 7'6" (1.93m x 2.29m)

**Bedroom 1**  
10'7" x 10'7" (3.23m x 3.23m)

**Bedroom 2**  
7" x 13' (2.13m' x 3.96m)

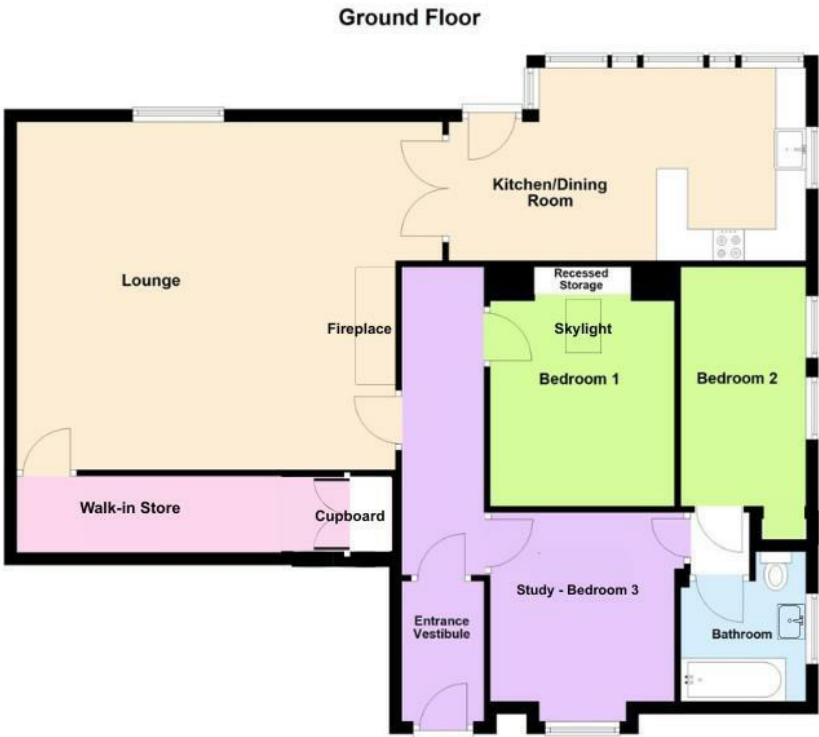
**Study (formerly bedroom 3)**  
12'5" x 10'9" (3.78m x 3.28m)

**Gardens and Outbuildings**





Floor Plan



Viewing

Please contact our Largs Office Office on 01475673663 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Area Map



Energy Efficiency Graph

