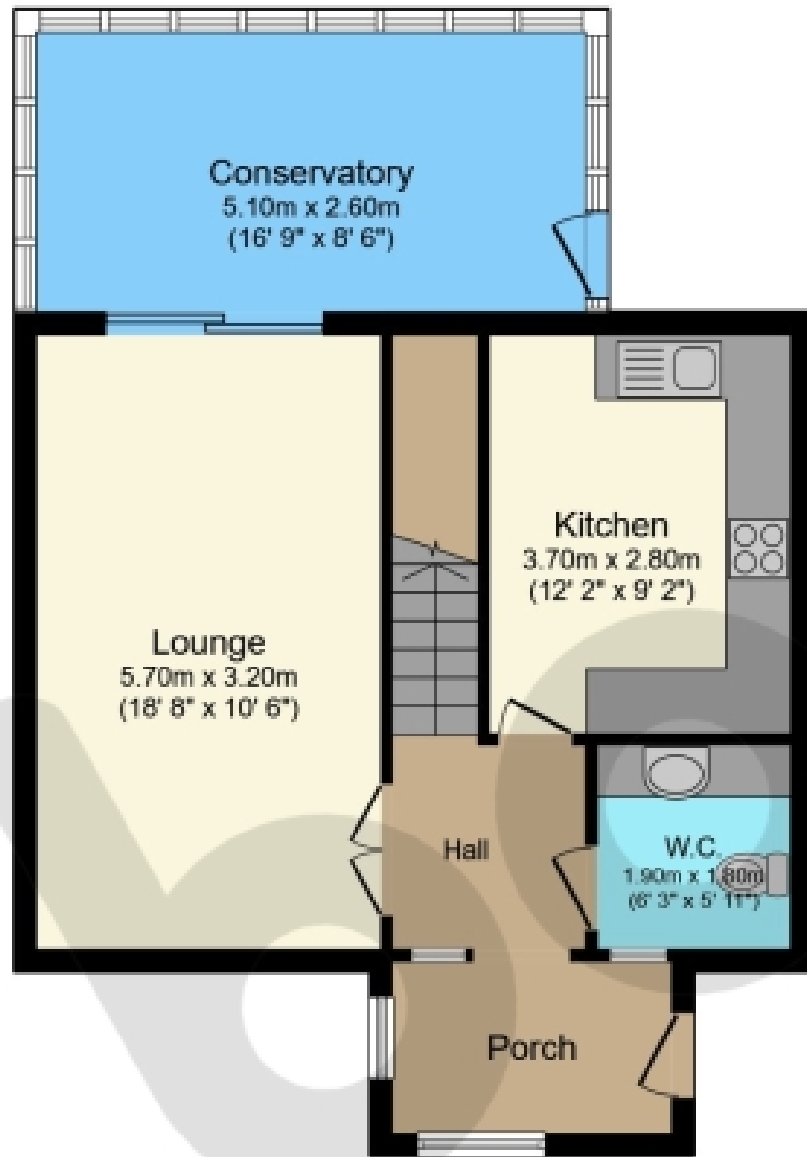




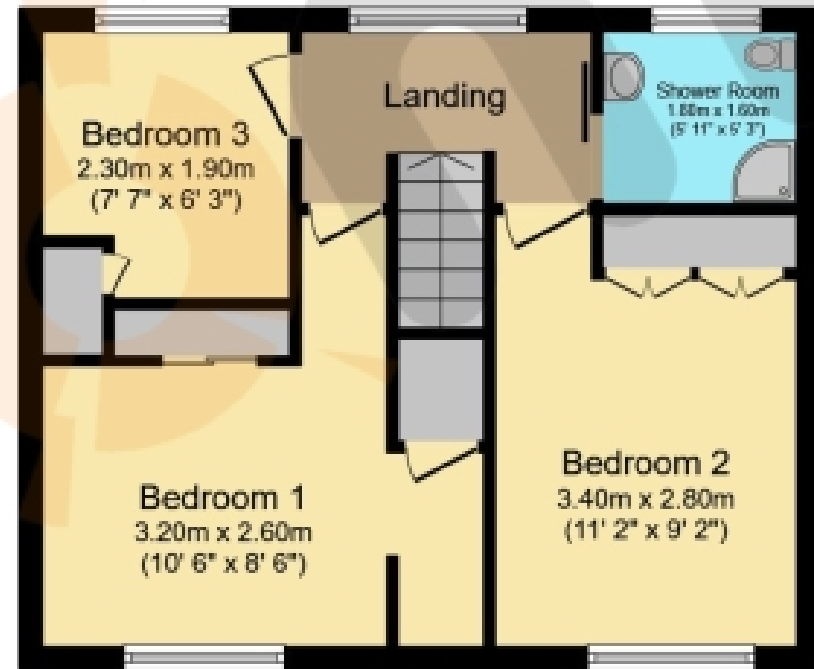
Place View, Kilbirnie

Offers Over £85,000





Ground Floor



First Floor

Total floor area: 98.5 sq.m. (1,060 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

A spacious semi-detached home offering masses of potential, an ideal opportunity for buyers looking to create a fantastic family home. The flexible accommodation includes a ground-floor W.C., rear-facing sunroom, and a low-maintenance garden with extensive driveway.

Upon entering the home, you are welcomed by a porch, providing the ideal space for shoes and coats before stepping into the main entrance hallway, which offers access to most of the ground-floor accommodation.

The lounge enjoys generous proportions, creating an excellent family living space with plenty of potential. Double doors seamlessly connect the lounge to the sunroom, a bright and versatile room overlooking the rear garden that lends itself perfectly to use as a family dining area.

Continuing through the ground floor, the kitchen is fitted with a range of wall and base units and ample worktop space. A convenient W.C. completes the ground-floor accommodation, adding practicality for both residents and guests.

On the first floor, Bedrooms One and Two are both comfortably sized to accommodate double beds, while Bedroom Three provides a flexible space suitable for a variety of uses. The shower room is fitted with a walk-in shower cubicle, a wash hand basin, and a W.C.

Externally, the rear garden is fully enclosed and fabulously low maintenance, for an outdoor space to enjoy.

AI has been used to enhance this listing

Kilbirnie has a host of great local amenities including a health centre and well-known supermarket. The property is also within the catchment area for secondary School, Garnock Community Campus with leisure suite and swimming pool. For detailed information on schooling, please use The Property Boom's school catchment and performance tool on our website.

Park and ride facilities at Glengarnock train station are less than a five-minute drive and a regular bus service will have you in Glasgow City Centre in under 40 minutes. The West Coast with beautiful sandy beaches is only 20 minutes' drive or a short train journey away.

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.

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