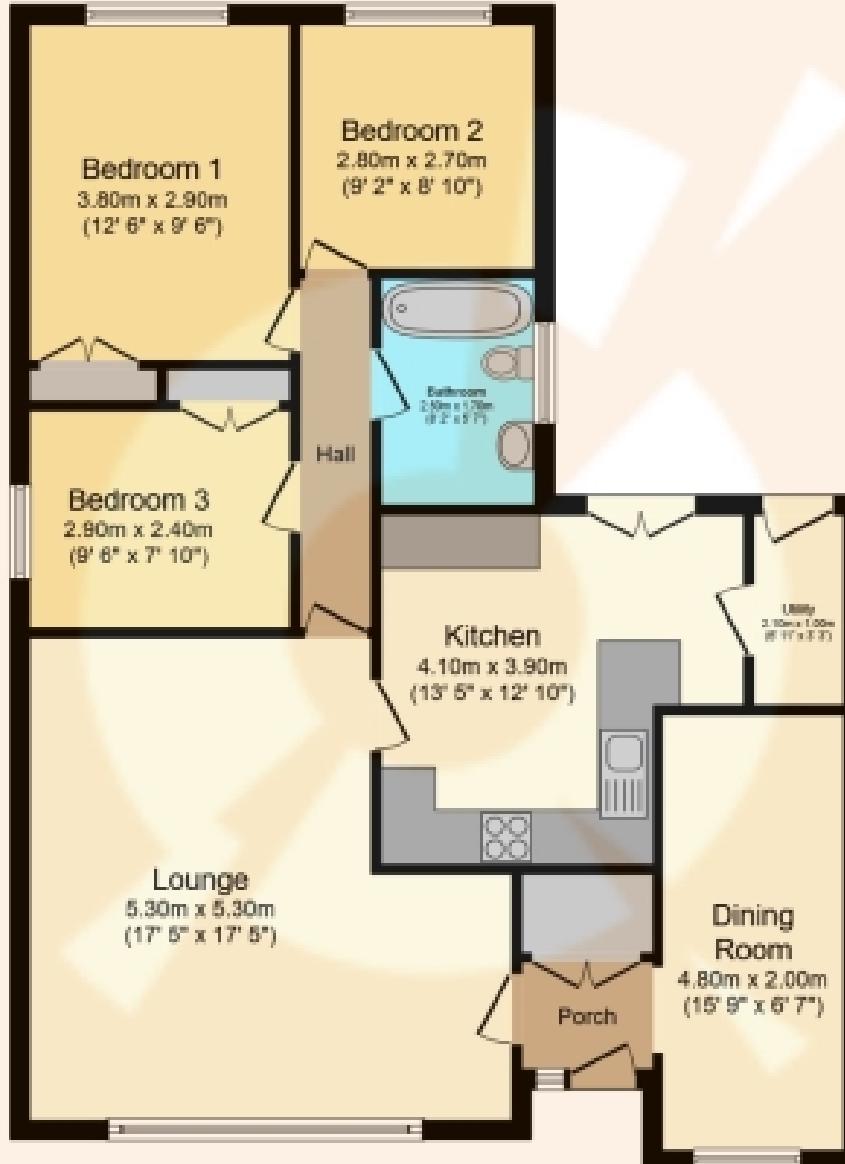




**64 Lomond Crescent, Beith**

**Offers Over £179,995**





## Floor Plan

Total floor area 89.7 sq.m. (965 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

## THE PROPERTY

Welcome to No. 64 Lomond Crescent, a truly outstanding detached bungalow. This exceptional property comes to the market in true walk-in condition, having been lovingly renovated throughout by our clients, and offers a truly spacious and luxurious family home.

To the front, the property has a delightful low-maintenance garden which is predominantly laid to lawn with mature shrubbery and a multi-car driveway, providing safe off-street parking for a number of vehicles. We are first welcomed into the inviting entrance vestibule which houses an in-built storage cupboard and gives access in the first instance to the lounge.

The lounge is strikingly spacious in size, with ample room for a range of furniture configurations. The lounge is further complimented with sumptuous décor to include quality wood-effect flooring and neutral toned wall coverings, and floor to ceiling window formations flood the room with a stunning natural sunlight. A real focal point of the room has to be the eye-catching and on-trend log burner – an ideal spot for the entire family to gather and relax around after a long day.

The modern fitted kitchen boasts sleek white base units, which are paired with black, granite-effect worksurfaces and complimentary toned flooring tiles which all work cohesively to create an uber stylish yet efficient workspace. Integrated appliances include an extractor hood and stainless-steel sink, and there is further free-standing space for a Range-style cooker and fridge freezer. Situated off the kitchen is a convenient utility space, offering further workspace and under counter space for a washing machine.

A clever conversion provides a desirable, second public room. This is currently being utilised as a dining room but could easily lend itself to a variety of uses, be it home office, gym, cinema room or however you see fit.

To the rear of the property, there are three generously proportioned double bedrooms all benefitting from splendid décor upgrades. Completing the accommodation internally is the contemporary bathroom suite, comprised of fashionable floor and wall tiles, w.c., wall-mounted sink, chrome towel rail and bath with shower overhead.

To the rear, there is an extensive and privately enclosed garden. The garden benefits from sections of lush green lawn, chipped drying area and sociable patio and decking areas – ideal for relaxing in the sun, entertaining, or dining alfresco. Another fabulous feature of the garden is the summer house, a truly sought-after component for the modern family home. Ideally situated for Beith Primary and within safe walking distance of the newly built 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 35 minutes. The West Coast with beautiful sandy beaches is only 20 minutes' drive or a short train journey away. The picturesque town of Beith is a delightful place with local cafes and an eclectic range of shops.

This fantastic family home will no doubt be very popular and therefore we would highly recommend an early viewing. 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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