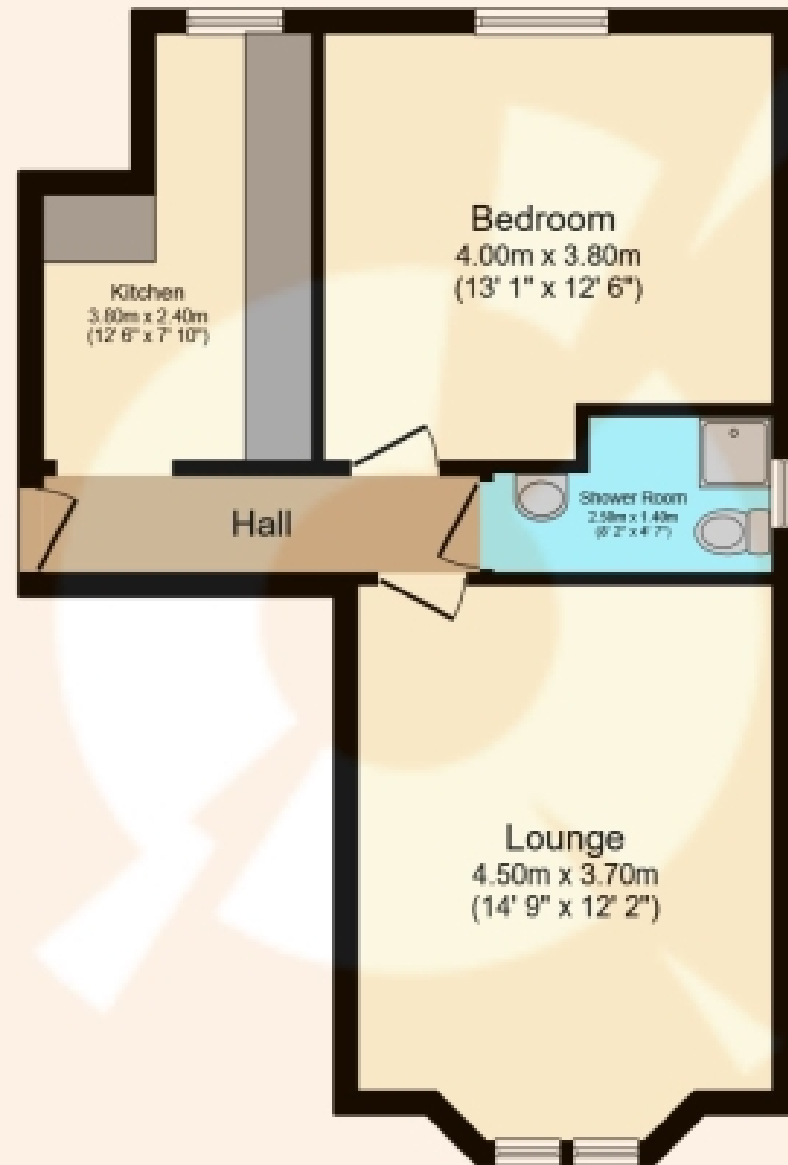




35 Holmhead, Kilbirnie

Offers Over £42,000





Floor Plan

Total floor area 47.6 sq.m. (512 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

**** NO ONWARD CHAIN ** IMPRESSIVE DIMENSIONS ** FRESHLY DECORATED THROUGHOUT ** LOW-MAINTENANCE COMMUNAL GARDENS ** OFF-STREET PARKING ** FANTASTIC FIRST-TIME PURCHASE / INVESTMENT OPPORTUNITY ****. View in Person or Online. Please contact your personal estate agent, The Property Boom for much more information and a copy of the Home Report.

Welcome to 35 Holmhead and this charming traditional first floor apartment situated within the ever-popular Kilbirnie locale. The property offers itself as the perfect first-time purchase or buy to let investment with no onward chain.

Access to the property is via a well-maintained communal close. The bright and airy reception hallway with fresh neutral tones offers access to all rooms within the apartment. The lounge boasts impressive dimensions and features large bay window formations which flood the room with natural sunlight, and the space is further complimented with fresh neutral décor and wood-effect flooring.

The well-appointed kitchen holds an array of wall and base oak effect mounted units paired with granite effect worktops. Integrated appliances include a 4-ring gas hob with extractor hood, electric oven/grill, fridge freezer and there is additional space for a free-standing washing machine.

Apartment 1/L features a generously proportioned double bedroom. Completing the property internally is a fully tiled three-piece shower room comprising of walk-in shower cubicle, W.C., and wash hand basin. Contemporary fixtures and fittings can be found throughout.

To the rear of the building is a low-maintenance communal garden with shared drying green and off-street parking.

Kilbirnie has a host of great local amenities including a well-known supermarket. The property is also within the catchment area for 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 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. Thank you.

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

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