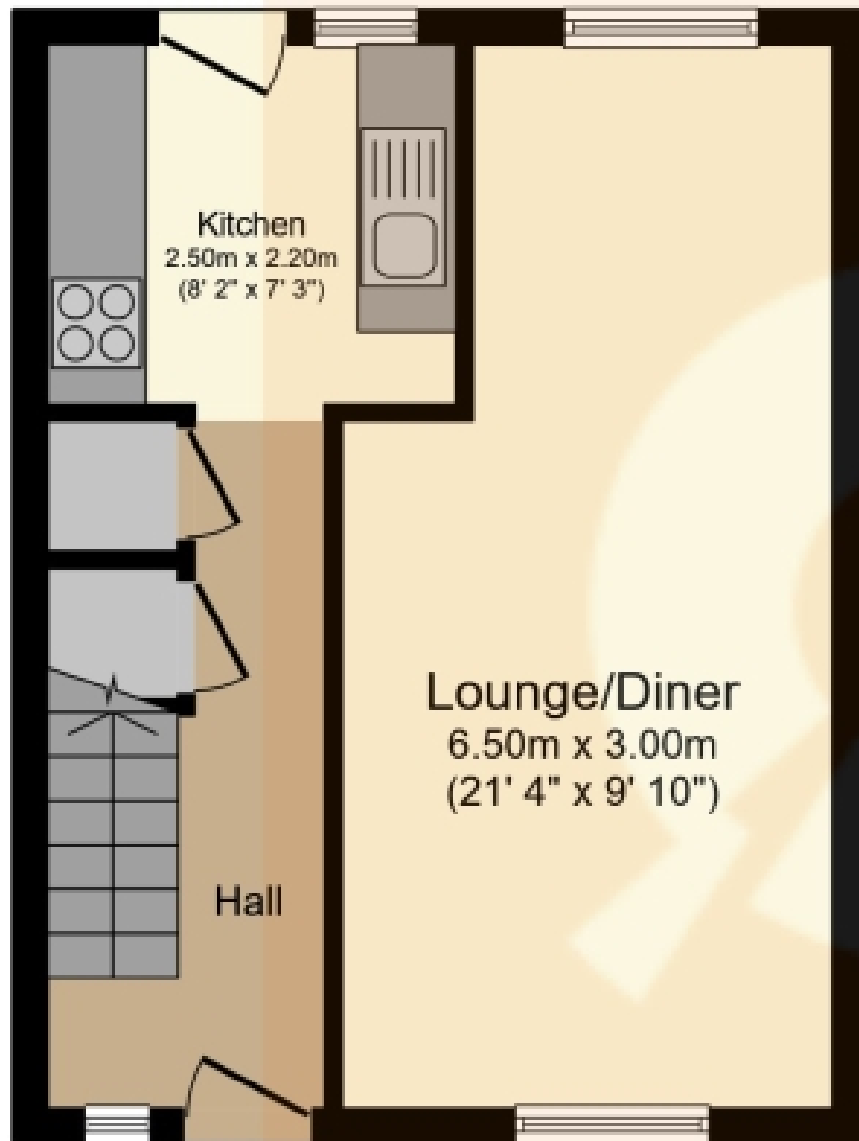




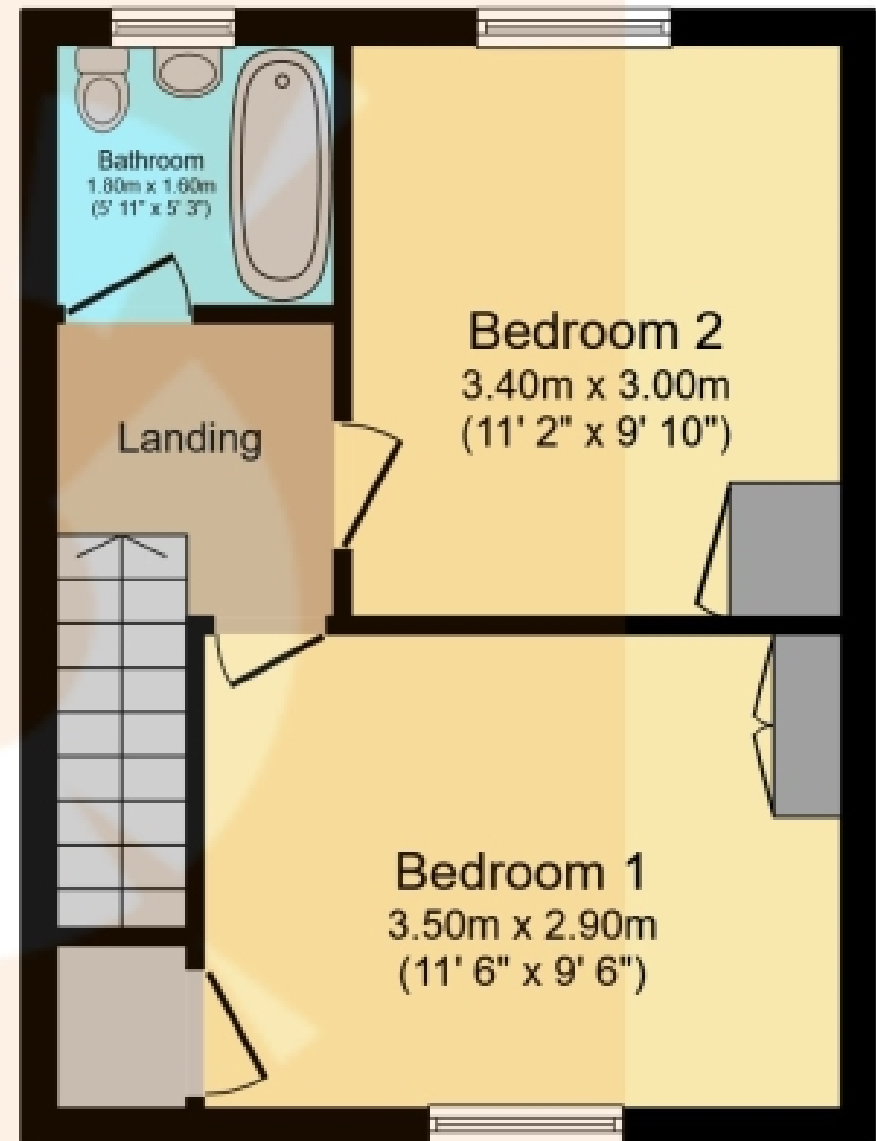
11 Rowan Avenue, Beith

Offers Over £59,000





Ground Floor



First Floor

Total floor area 62.4 sq.m. (672 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

CASH PURCHASE ONLY ** NO ONWARD CHAIN ** GENEROUS DIMENSIONS THROUGHOUT ** EXCELLENT IN-BUILT STORAGE ** LOW MAINTENANCE GARDENS **. Please contact your personal estate agents, The Property Boom, for much more information and a copy of the Home Report.

Set within the ever-popular Beith locale, No. 11 Rowan Avenue is a fabulously affordable terraced home with a favourable no onward chain. The property is within walking distance to a host of amenities, public transport links and local schooling – making for a fantastic family home.

To the front of the property is a paved walkway and parking space leading to the entrance. Upon entering you're welcomed through a bright & airy reception hallway leading to the lounge in the first instance. The family lounge boasts impressive dimensions which is complimented by neutral décor and an abundance of natural light.

The fitted kitchen holds an array of oak effect wall and base mounted cabinetry paired with granite effect worktops for an efficient workspace. The kitchen further benefits from ample space for free standing appliances where desired alongside a convenient pantry-style cupboard.

The upper level has two generously proportioned double bedrooms with Bedroom One boasting excellent in-built storage. Completing the property internally is a three-piece family bathroom comprising of bathtub with overhead shower and W.C.

The rear garden of No.11 is fabulously low maintenance with extensive patio area offering the perfect space for children & pets alike.

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 impressive family home will be very popular. Please watch our property's video tour for a more detailed look. We would highly recommend an early viewing of this contemporary accommodation.

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
70 West Regent Street, Glasgow, G2 2QZ
Tel: 0333 900 9089 / Email: smile@thepropertyboom.com