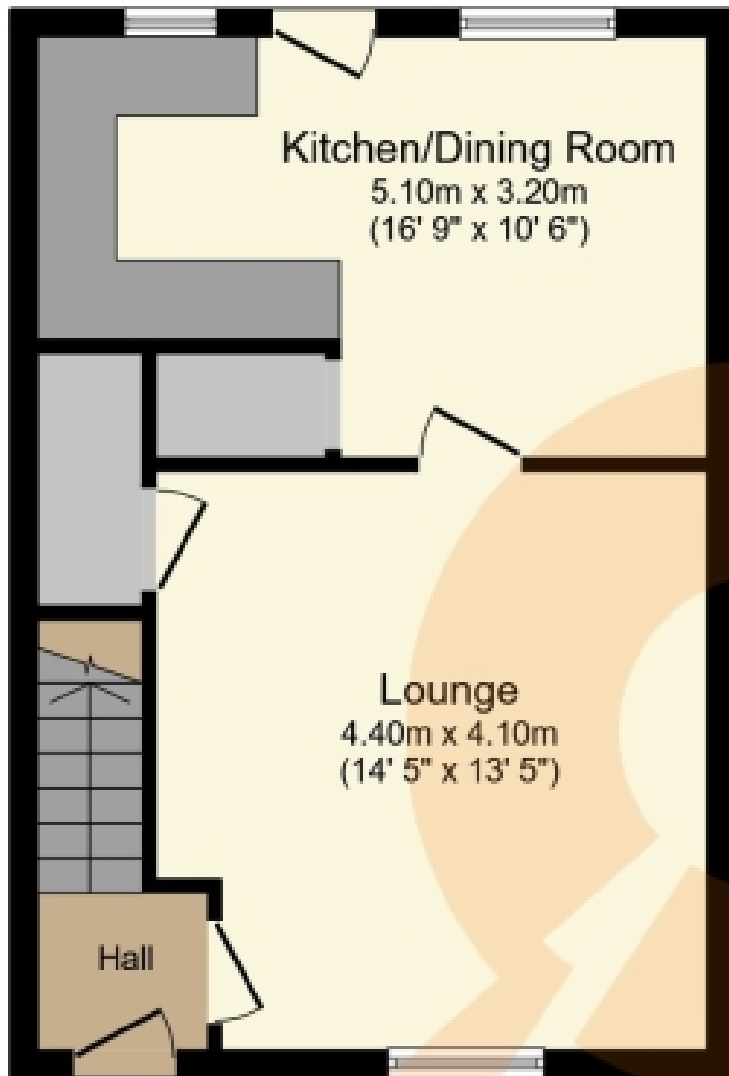




3 Spiers Avenue, Beith

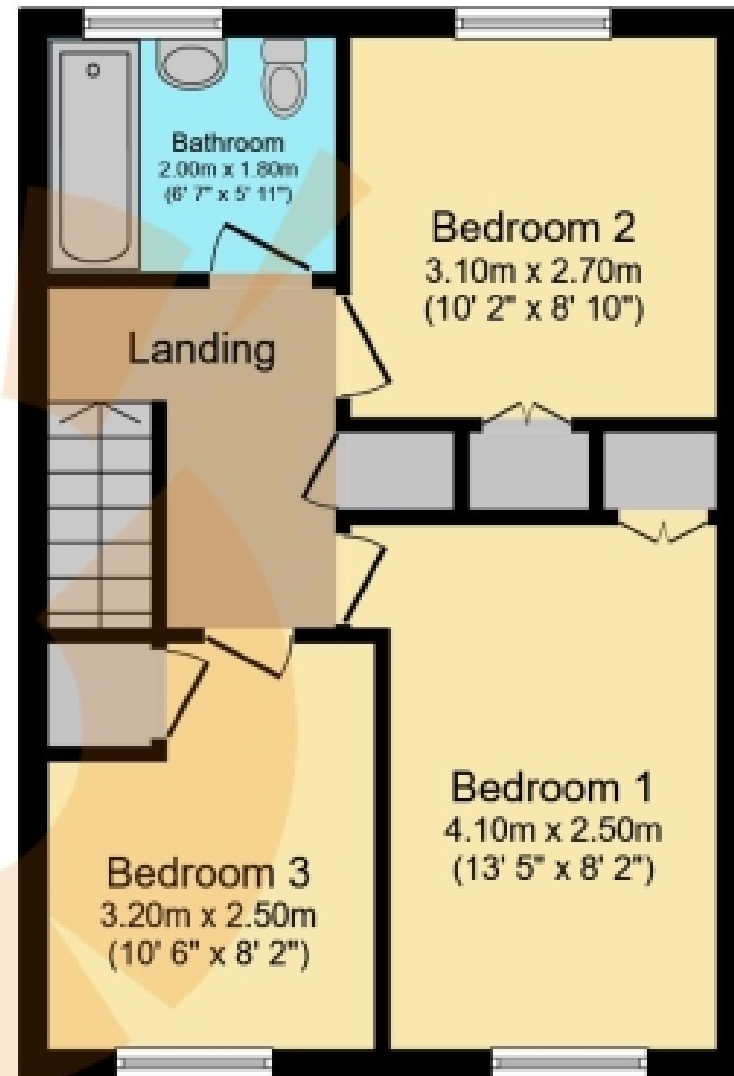
Offers Over £160,000





Ground Floor

Floor area 39.3 m² (423 sq.ft.)



First Floor

Floor area 39.3 m² (423 sq.ft.)

TOTAL: 78.5 m² (845 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

**** SEMI DETACHED HOME IN POPULAR LOCALE ** SOUGHT AFTER LOCALE ** FANTASTIC IN BUILT STORAGE SOLUTIONS ** DOUBLE GLAZING / GAS CENTRAL HEATING **** View in Person or Online. Please contact your personal estate agents, The Property Boom, for much more information and a copy of the Home Report. Welcome to No. 3 Spiers Avenue, Beith. This fabulous three bedroom semi detached home offers the perfect opportunity for first time buyers and families alike.

Upon arriving at the property, you will instantly notice the fabulously well maintained front garden, complemented by the stunning mature greenery. The front of the property also comprises of a multi car driveway.

Upon entering the property, you will find a spacious hallway, featuring stylish neutral décor, which flows throughout the rest of the home. The spacious family lounge is awash with natural light, and features a stunning focal point fireplace.

The kitchen is fabulously spacious, and comprises of base and wall mounted cabinets, and stylish splash-back tiling. It features an in built gas stove and oven, and also offers space for free-standing appliances such as a washing machine and dishwasher.

To the first floor of the property, you will find 3 generously proportioned bedrooms, all of which provide fantastic in built storage solutions. The first floor of the property also features a three piece family bathroom, featuring a shower over bath, w.c. and a wash-hand basin with vanity unit.

At the rear of the property, you will find an extensive garden which has been beautifully maintained. It offers the perfect space for children and pets alike, and even dining alfresco on a warm summers' day.

The property is further enhanced by a gas central heating system and double glazing throughout.

Ideally situated for Beith Primary and within walking distance of 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.

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.

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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