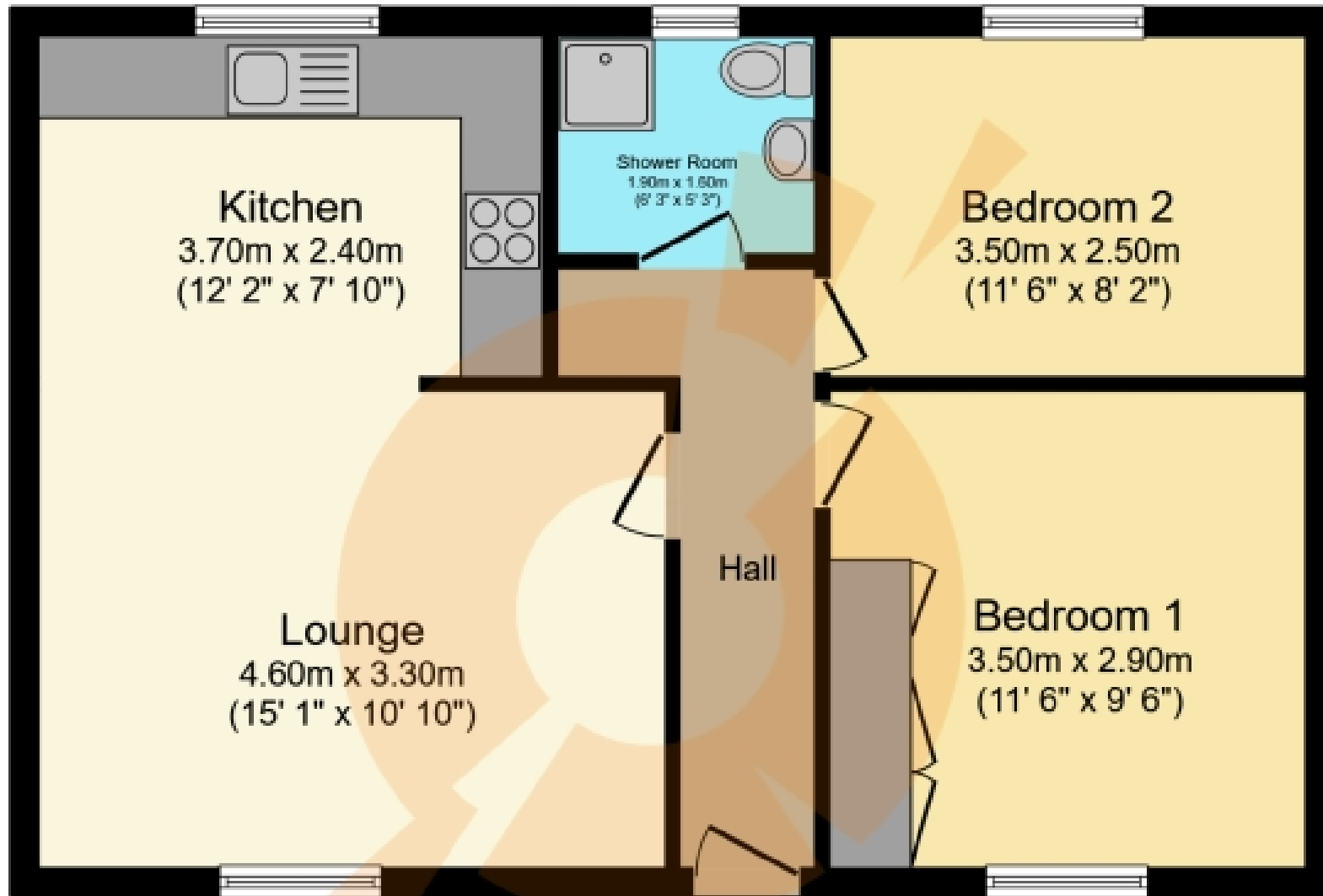




3 Dennyholm Wynd, Kilbirnie

Offers Over £75,000





Floor Plan

Floor area 56.7 m² (611 sq.ft.)

TOTAL: 56.7 m² (611 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

**** FANTASTIC FIRST-TIME PURCHASE ** NO ONWARD CHAIN ** TWO DOUBLE BEDROOMS ** SOUGHT-AFTER ESTATE ** WALKING DISTANCE TO TOWN CENTRE ** DESIGNATED PARKING SPACE ****. 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 Dennyholm Wynd estate, No. 3 is a seldom available, own-door first floor apartment, offering itself as the perfect first-time purchase or buy-to-let investment opportunity. The property is just a short walk from a host of local amenities as well as excellent public transport links.

Access to the property is via a UPVC door, climbing the staircase to the reception hallway and in turn to the open-plan lounge/kitchen. This space features impressive dimensions and is flooded with natural sunlight thanks to the dual aspect. Off the lounge is the fitted kitchen with an array of wall and base mounted units paired with contrasting work tops. Integrated appliances include an induction hob, extractor hood and electric oven/grill with additional space for free standing appliances where desired.

Within No. 3 are two generously proportioned double bedrooms, Bedroom One further boasting built-in mirrored wardrobes. Completing the home internally is the fully tiled, three-piece shower room, comprising of a walk-in shower cubicle, W.C. and wash hand basin alongside chrome fixtures and fittings.

The home benefits from gas-central heating and double-glazing throughout.

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 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.

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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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