



47 BELMONT ROAD

AYR



c o r u m

www.corumproperty.co.uk



47 BELMONT ROAD, AYR

3 | BEDROOMS 1 | BATHROOMS 2 | PUBLIC ROOMS

A stylish traditional detached bungalow with deceptively spacious accommodation over two levels, extensive gardens, driveway parking and detached garage.

Number 47 is an impressive and immediately appealing traditional detached bungalow which occupies a lovely corner position with extensive gardens which offer development potential subject to any appropriate consents (planning permission was granted for the erection of a separate dwelling but has lapsed). The property will suit a variety of potential purchasers including families and those clients seeking predominantly all on the level living and is perfectly placed close to schooling and local amenities.

Features and benefits include a modern fitted kitchen, luxury four piece bathroom with mood lighting and underfloor heating, double glazing, gas central heating with a 'Ferrolli' boiler and neutral decoration.

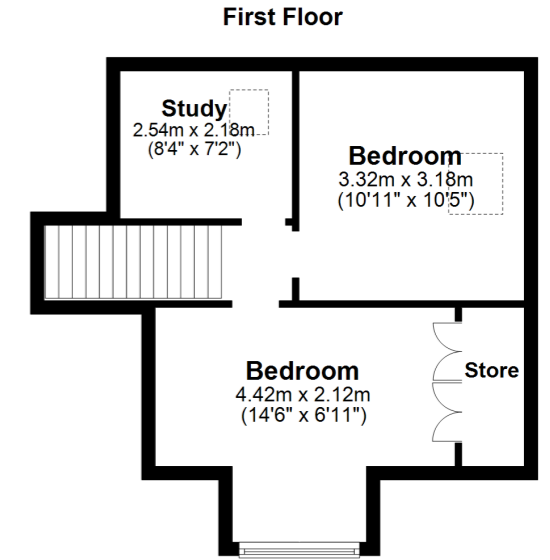
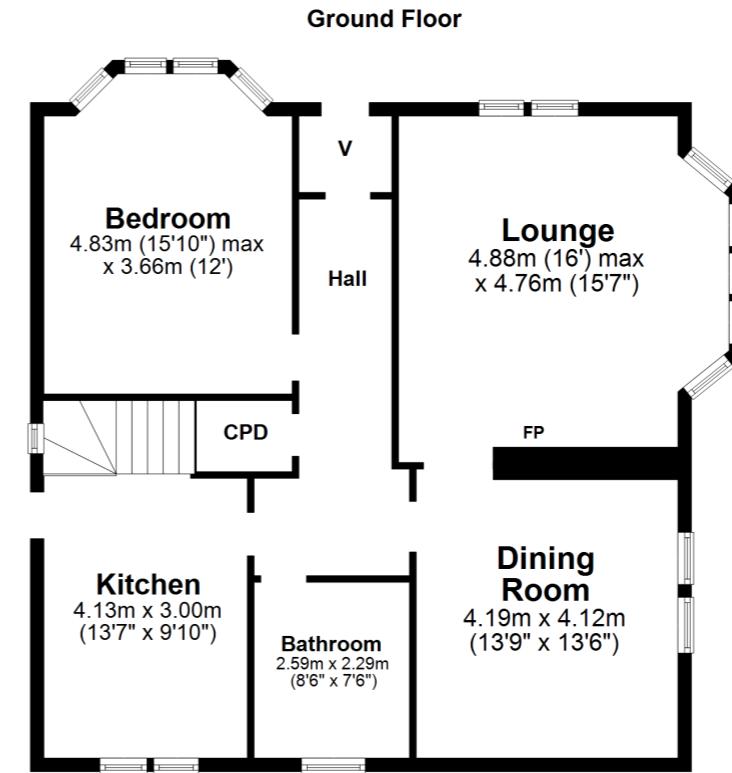
In summary the accommodation extends to, on the ground floor, a vestibule, reception hallway, bay windowed lounge, dining room, modern fitted kitchen, double bedroom and four piece bathroom. Upstairs there are two further bedrooms, study and eaves storage.

Externally the property enjoys extensive gardens and driveway to the side culminating in the detached garage with automatic door. The front garden has been hard landscaped with surrounding shrubbery borders. The fully enclosed rear garden is predominantly laid to lawn with well stocked shrubbery borders and patio area.









Local Area

Belmont Road is well placed close to Ayr town centre and within close proximity to local amenities including both primary and secondary schooling. The town centre provides a comprehensive range of amenities including supermarket and retail shopping and excellent transport links. For the commuter the A77/M77 links to Kilmarnock, Glasgow and surrounding districts.

AY3882 | Sat Nav: 47 Belmont Road, Ayr, KA7 2PE

* All measurements and distances are approximate Floorplans are for illustration purposes and may not be to scale.



WE'RE **SOLD** ON YOUR FUTURE

Corum Ayr
14 Beresford Terrace, Ayr KA7 2EG

Tel: 01292 880 888

Fax: 01292 613 588

Email: ayr@corumproperty.co.uk

www.corumproperty.co.uk

