



**9 COMMONWEALTH DRIVE**  
TROON

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5 | BEDROOMS

3 | BATHROOMS

2 | PUBLIC ROOMS

**A stunning family villa nestled within the executive Earls Green development in Barassie, with generous gardens, a detached double garage, quality fittings and offering flexible luxury accommodation that will suit a range of buyers.**

9 Commonwealth Drive is an excellent example of a substantial family villa set in the popular Earls Green development. This 'Laurieston' model home is presented to the market in truly showhome condition, with immaculate modern fixtures and fittings throughout, quality floor coverings and spacious flexible accommodation. The property is nestled within a preferred plot with enclosed garden grounds, a detached double garage and ample monoblock off road parking. Close to both Barassie beach and all the amenities offered by Troon town centre, this property will appeal to a range of buyers, including the family market.

In more detail, the internal accommodation extends to an entrance hall with a storage cupboard, a downstairs W.C, a spacious and bright lounge with French doors leading to the garden, a formal dining room to the front and a large open plan dining kitchen with a breakfast bar, a separate family area and a utility room with a door to the side. On the upper floor there is a master bedroom suite with a walk-in wardrobe and an en suite shower room, a second bedroom with an en suite shower room, two further double bedrooms, a fifth bedroom currently used as a home office and a four piece family bathroom suite. There is loft access and a storage cupboard off the landing.

Externally there are lawned gardens to the front and a monoblock driveway, allowing parking for a number of vehicles, that leads to a detached double garage. There is gated access at the side round to a fully enclosed rear garden that has been landscaped with a decked patio area, a manicured lawn, decorative shrub borders, paved pathways and decorative pebbles.

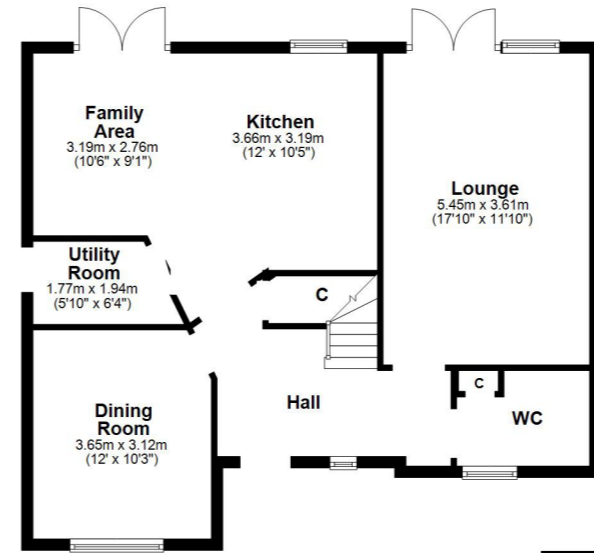




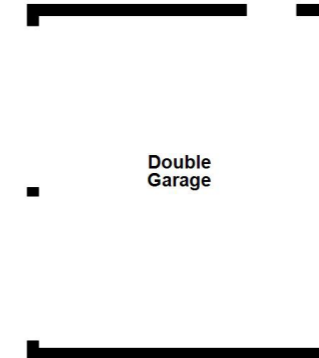
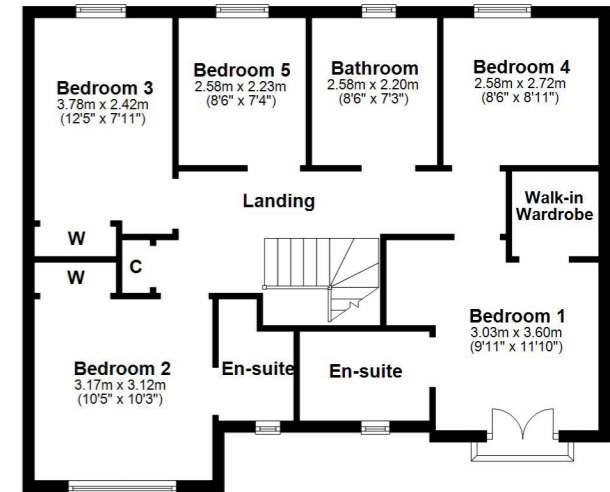




**Ground Floor**  
Approx. 102.8 sq. metres (1106.1 sq. feet)



**First Floor**  
Approx. 72.8 sq. metres (783.6 sq. feet)



Barassie is ideally placed for access to the seafront and has a train station with a regular service to Glasgow and Ayr. The town of Troon connects to Barassie and offers a range of amenities, including schools, shops, restaurants and bars, supermarkets and leisure facilities. The nearby market towns of Kilmarnock, Ayr and Irvine also offer a further comprehensive range of amenities.

TR1514 | Sat Nav: 9 Commonwealth Drive, Troon, KA10 7FA

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



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