



**13 NORTH NEUK**

BARASSIE

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**3 | BEDROOMS**

**1 | BATHROOM**

**2 | PUBLIC ROOMS**

**A stunning semi-detached family villa in Barassie, with a spacious and stylish interior, private garden grounds that extend across an impressive corner plot, a detached garage and off road parking.**

13 North Neuk is a gorgeous example of a modern family home nestled within a quiet cul-de-sac in a popular residential area of Barassie. Set within generous garden grounds across a significant corner plot, which include ample off road parking to the front, landscaped gardens and a detached garage, the property benefits from a high level of privacy and excellent outdoor space. The interior is presented in pristine condition with tasteful neutral decor throughout, a modern fitted family bathroom suite and a modern fitted kitchen with luxury units. This fantastic home will appeal to a range of potential purchasers, including first time buyers and the family market.

In more detail, the internal accommodation extends to an entrance hallway with an under stairs storage cupboard, a spacious lounge leading through to a dining room and a luxury modern fitted kitchen with a door leading out to the rear. On the upper floor there is a family bathroom suite with a shower over the bath, loft access and a storage cupboard on the landing and three large bedrooms, all with fitted storage.

Externally there are gardens to the front that are laid mainly to lawn, with a paved pathway, decorative borders and a paved driveway allowing off road parking for a number of vehicles. There is gated access leading round to a fully enclosed and substantial garden at the rear, with lawn, shrubs, a paved patio and a detached garage with light and power.









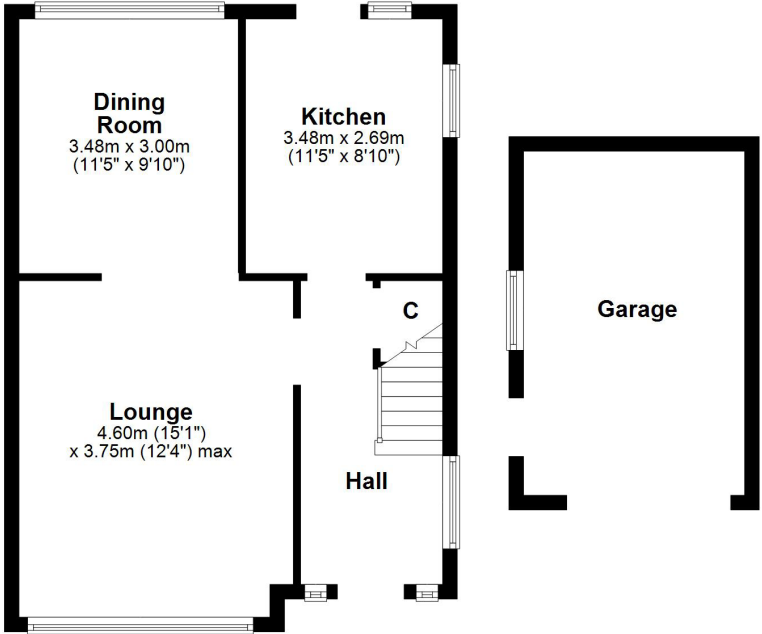




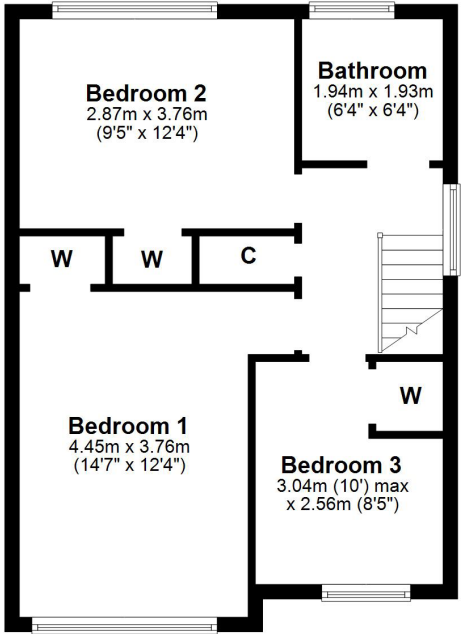




**Ground Floor**  
Approx. 60.4 sq. metres (650.5 sq. feet)



**First Floor**  
Approx. 46.1 sq. metres (496.3 sq. feet)



North Neuk is within close proximity to a range of amenities including excellent schooling, shops and mainline rail links to Ayr and Glasgow. Also within close proximity is Barassie golf club and the seafront. Troon town centre is around one mile distant and provides a more comprehensive range of amenities including bars, shops and restaurants.

**TR1521** | Sat Nav: 13 North Neuk, Barassie, KA10 6TT

For the full home report visit [www.corumproperty.co.uk](http://www.corumproperty.co.uk)

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



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