



54 KINCAIDSTON DRIVE

AYR

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3 | BEDROOMS

1 | BATHROOM

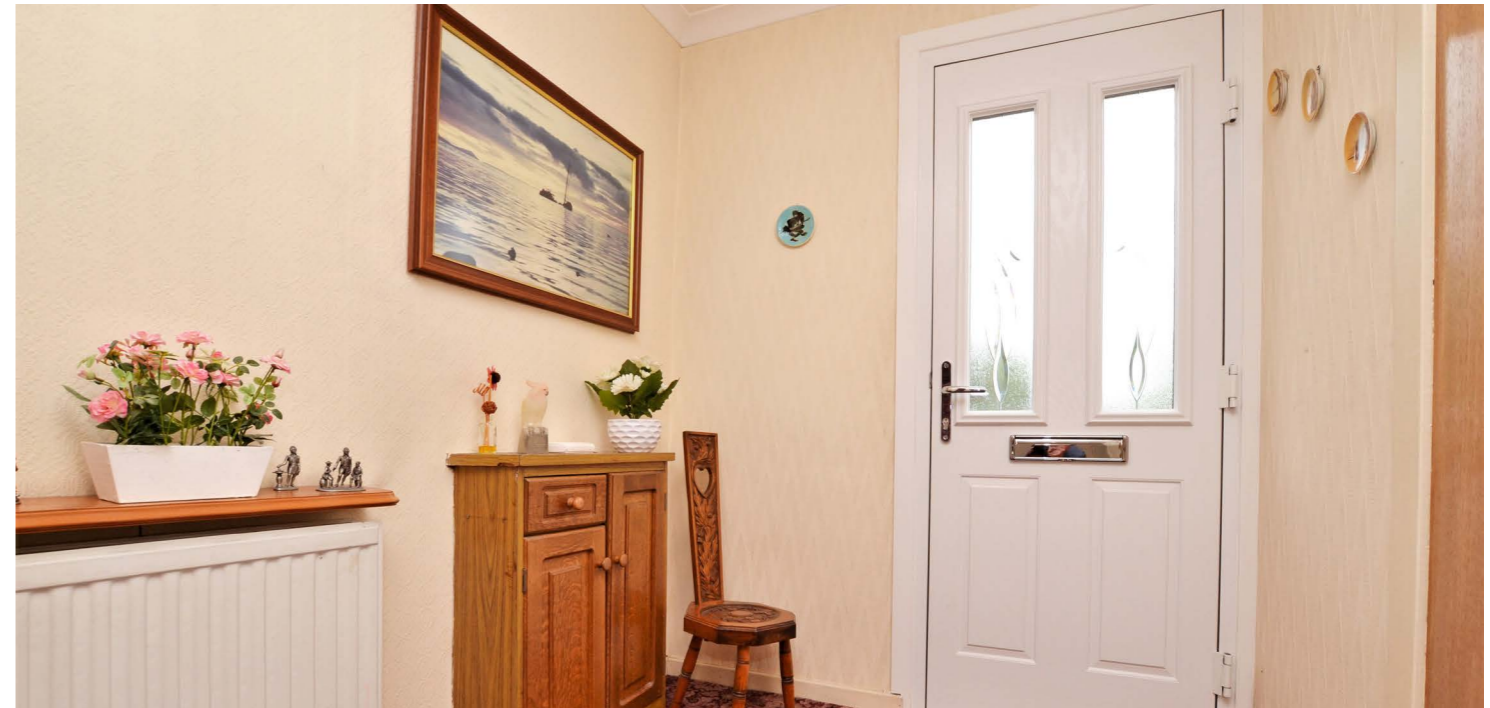
1 | PUBLIC ROOM

A spacious end terraced villa with private gardens, excellent storage, an additional downstairs W.C and in a prime position with an open outlook to the front.

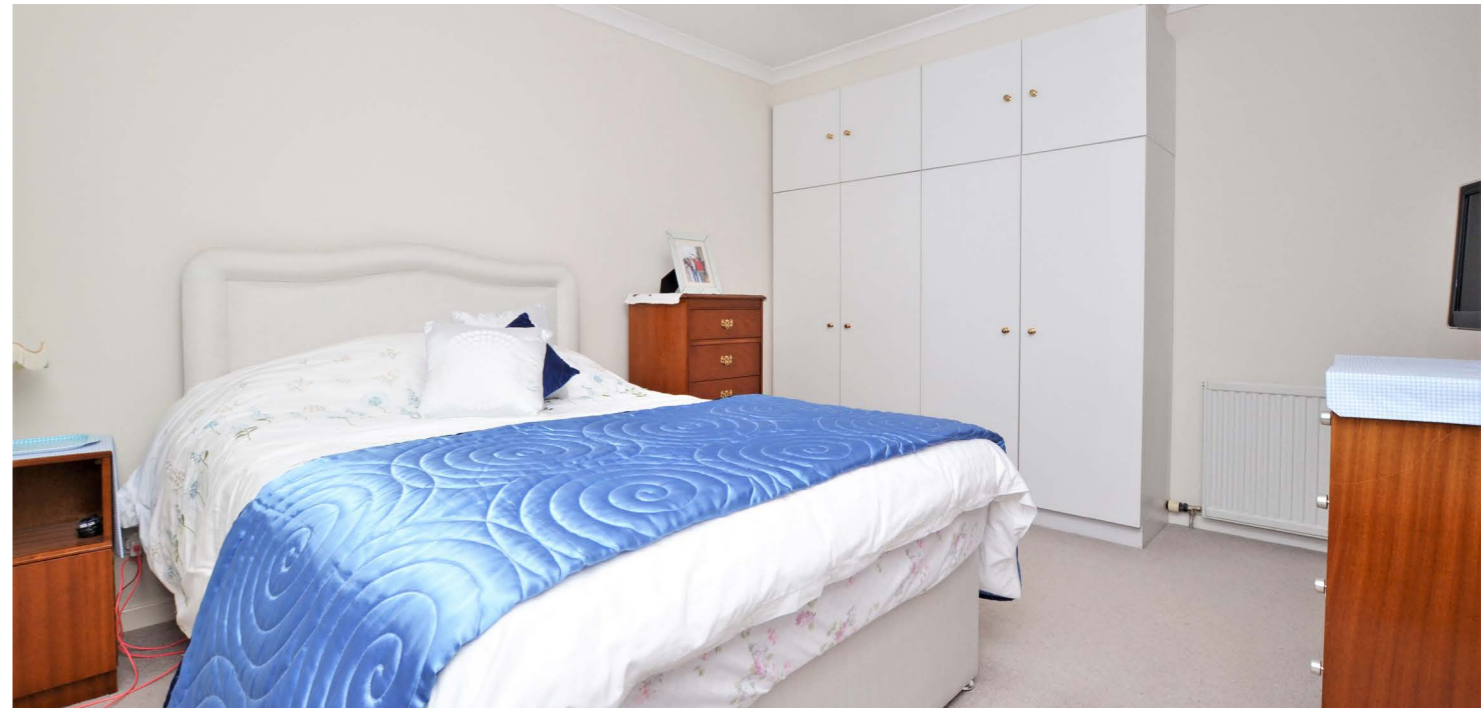
54 Kincaidston Drive is a spacious end terraced villa, ideally placed for access to the amenities offered by Ayr town centre and to the A77/M77 for commuting to Glasgow and beyond. This family home has ample storage throughout, an additional downstairs W.C, a four piece bathroom suite with a separate shower cubicle and benefits from a preferred position with an open outlook and immediate access to local bus links. There are also private hard-landscaped garden grounds and on street parking accessible at the front.

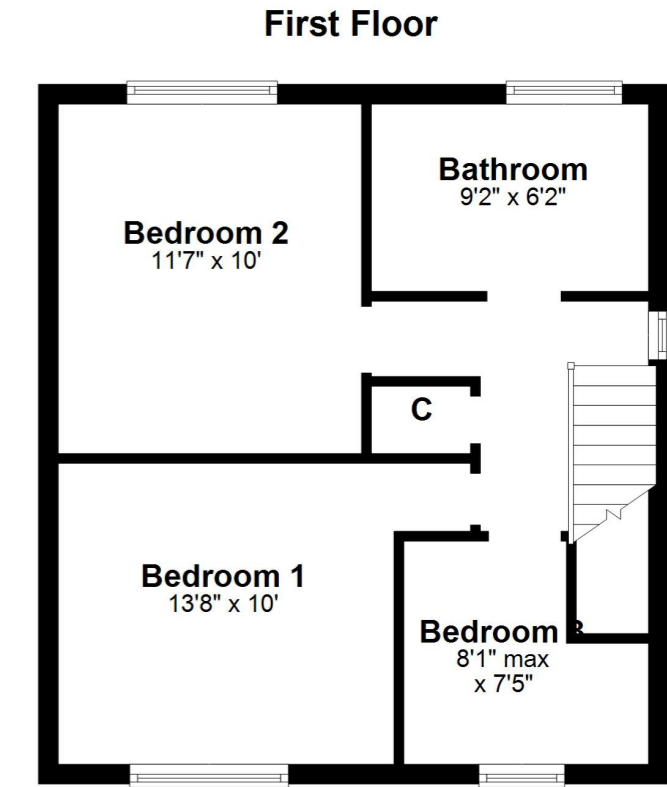
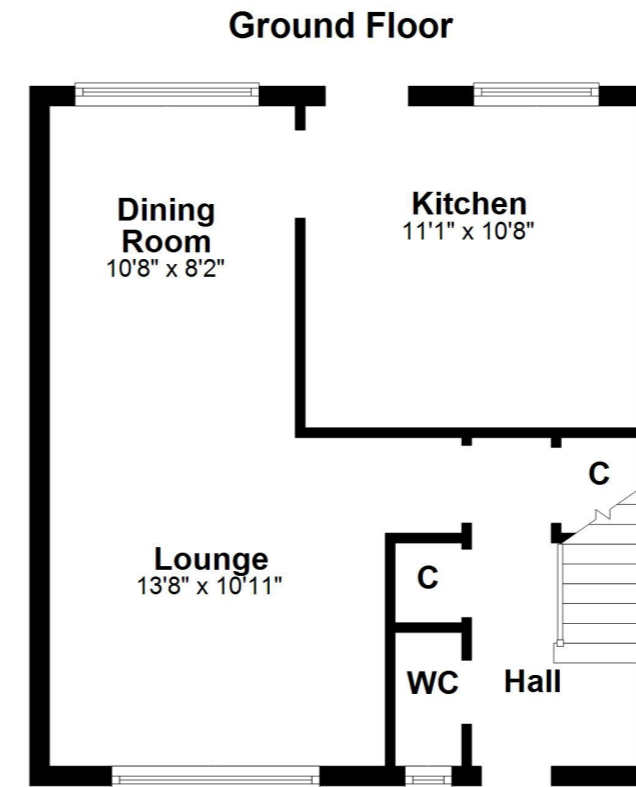
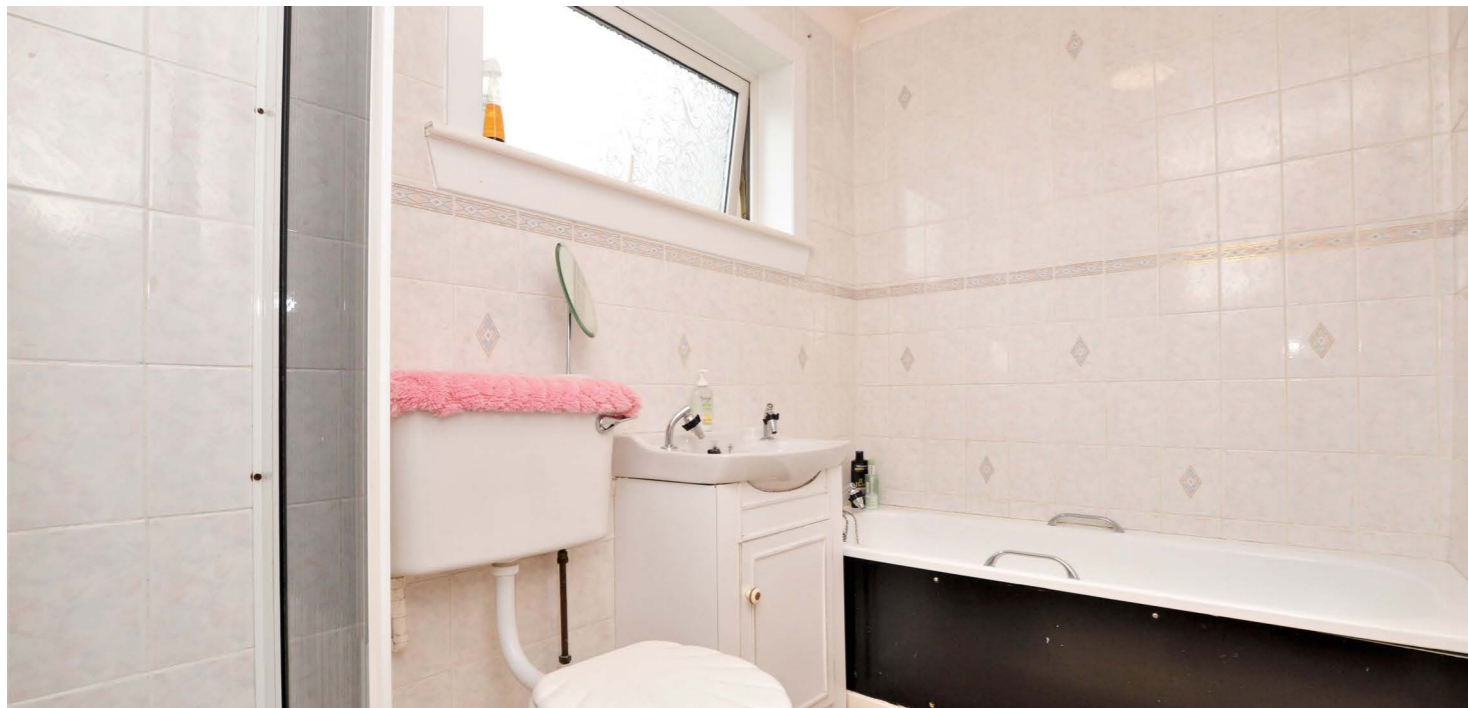
In more detail, the internal accommodation extends to an entrance hallway with fitted storage cupboards, a downstairs W.C with a wash hand basin, a spacious lounge open plan to a dining area at the rear and a large modern fitted kitchen with a door to the rear garden. On the upper floor there is a large four piece family bathroom with a separate shower cubicle, loft access, a storage cupboard, two large double bedrooms and a single bedroom.

Externally there are private tiered gardens to the front with decorative pebbles and paved pathways. The rear garden has paved pathways, a large garden shed, decorative aggregate and gated access to the side and rear.









The property is located in a quiet residential locale with a range of local amenities including shops, a pharmacy and schooling. Ayr town centre is around two miles distant and provides a more comprehensive range of amenities including supermarket and retail shopping. For the commuter there is ease of access to the A77/M77 linking to Glasgow and surrounding districts.

AY4141 | Sat Nav: 54 Kincaidston Drive, Ayr, KA7 3XT

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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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