



**4B MONUMENT ROAD**

AYR

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**2 | BEDROOMS**

**1 | BATHROOM**

**1 | PUBLIC ROOM**

**An utterly charming two bed attached mews cottage set in private gardens and within walking distance of Ayr town centre.**

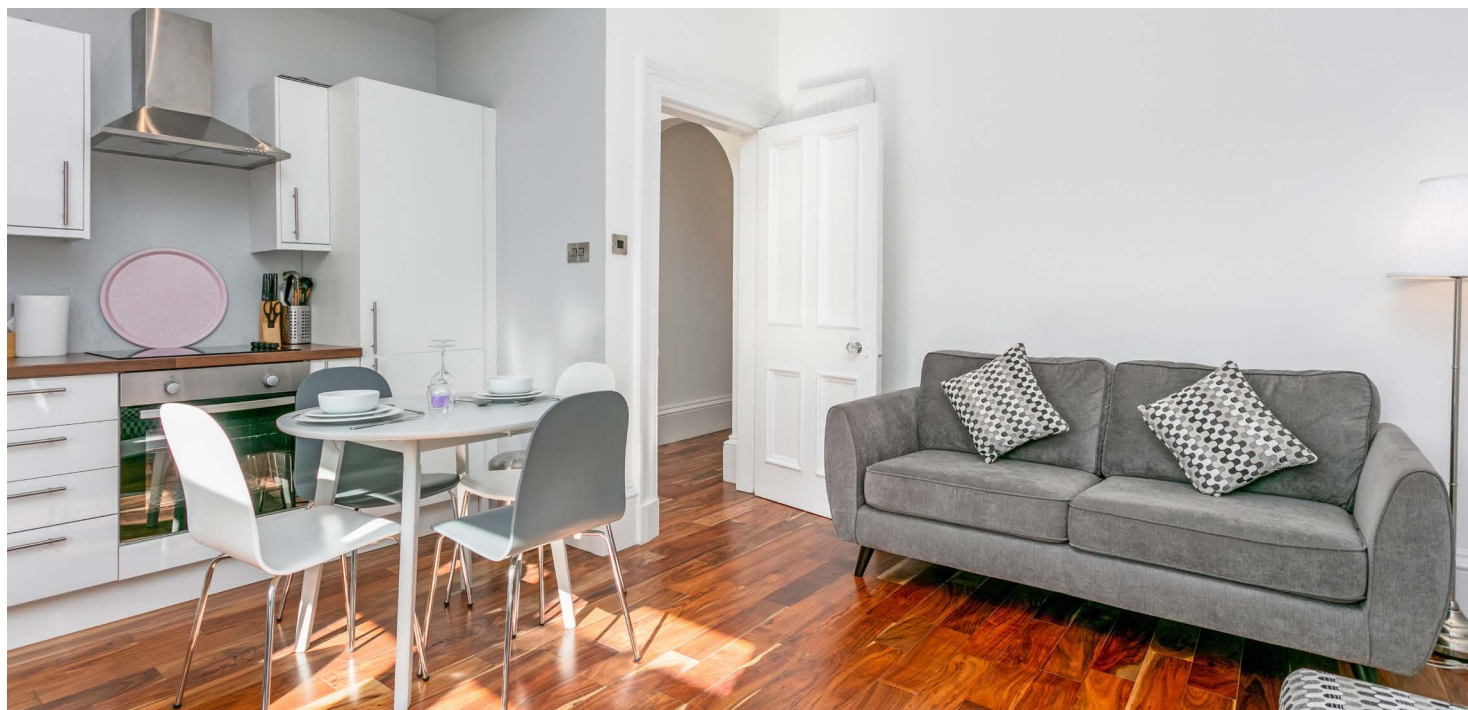
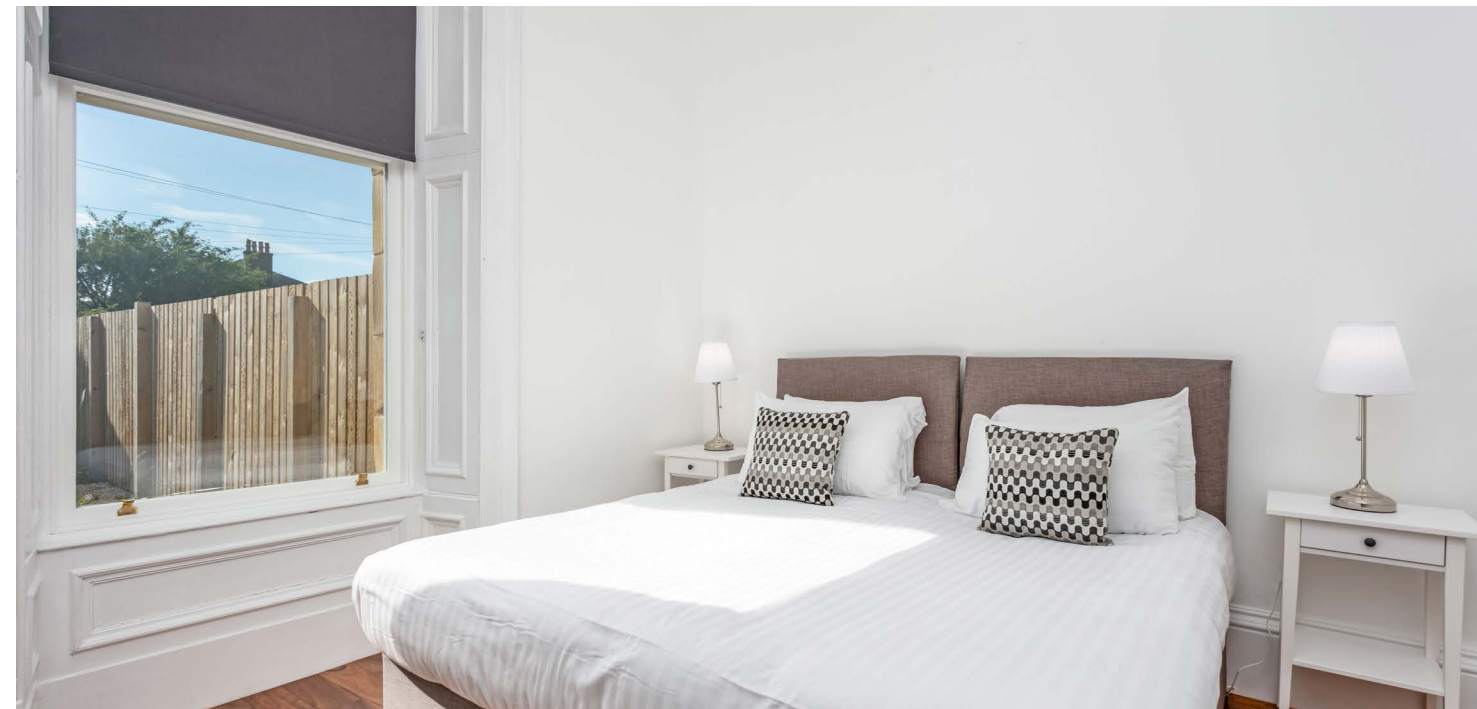
This delightful mews cottage offers a rare opportunity to acquire a distinctive traditional home within walking distance of Ayr town centre. It offers all on the level accommodation and has its own front and rear private garden.

The property is presented to the market in excellent condition and combines a modern specification throughout with a stylish and neutral decor.

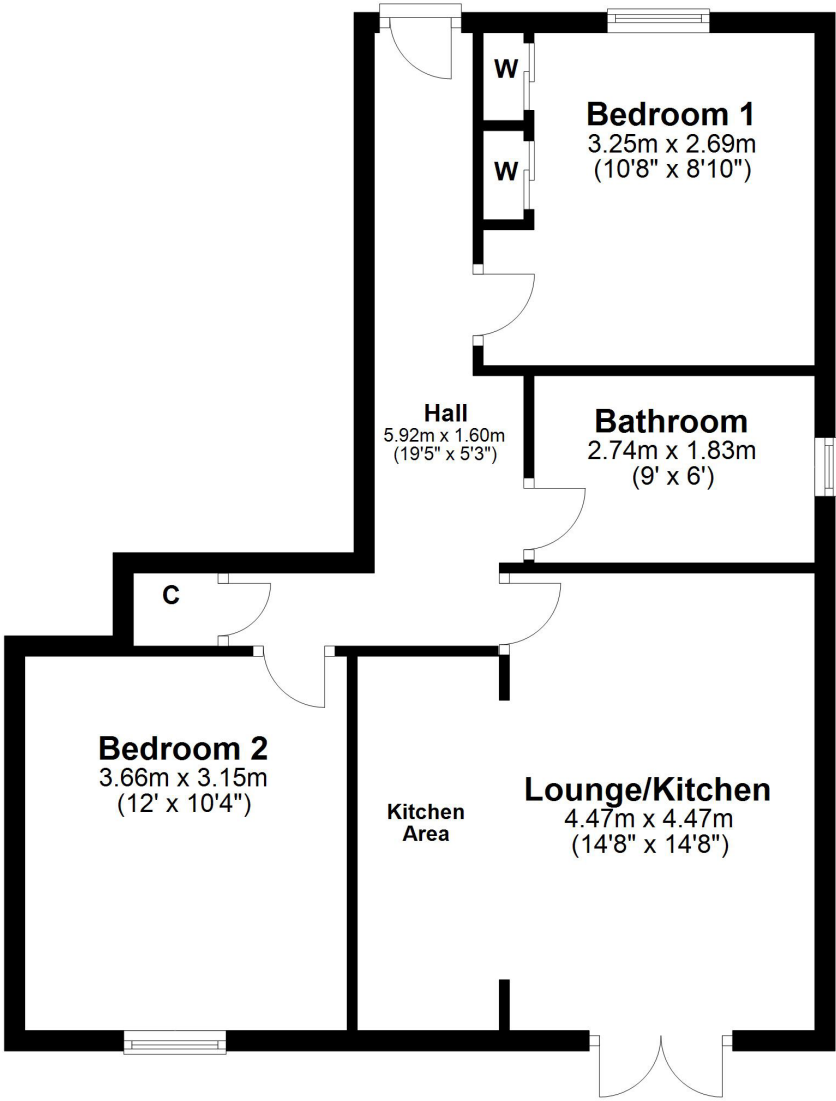
In more detail the accommodation includes reception hall with storage cupboard, rear facing lounge/kitchen with French doors to the rear garden, two good bedrooms and modern bathroom. The property is double glazed and has gas fired central heating.

The mews cottage has its own front and rear landscaped gardens. To the front is a paved path with decorative borders. The rear garden offers a high degree of privacy with small lawn, patio and mature shrubbery borders.









Monument Road is perfectly positioned for access to Ayr town centre which offers a comprehensive range of amenities including a wide range of cafes and restaurants, supermarket and retail shopping, transport, and recreational facilities.

**AY4150** | Sat Nav: 4 Monument Road, Ayr, KA7 2RJ

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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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