



35 INVERKAR ROAD

AYR

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3 | BEDROOMS

1 | BATHROOM

2 | PUBLIC ROOMS

A traditional semi-detached villa suited to a variety of potential purchasers with bright, spacious accommodation and good-sized gardens perfectly positioned close to the town centre.

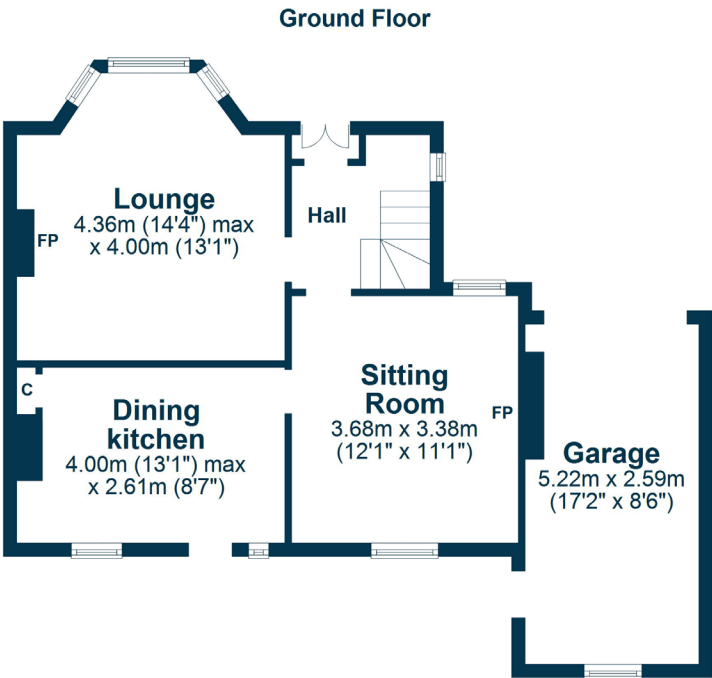
Number 35 is a traditional semi-detached villa within a popular residential address and providing well-proportioned accommodation arranged over two levels. The property has been lovingly cared for by the current owner however will now require a degree of modernisation which has been reflected in the asking price.

Features and benefits include a fitted dining kitchen, modern three-piece shower room, double glazing (apart from the small windows in the hall and kitchen) and electric heating.

In summary, the accommodation extends to, on the ground floor, an entrance vestibule, reception hallway, bay windowed lounge, sitting room and dining sized kitchen with door to the rear garden. Upstairs there are three bedrooms and a three-piece shower room. The loft space is accessed via a hatch in the landing and provides excellent storage space.

Externally the front garden is laid to lawn with surrounding shrubbery borders. Adjacent to this is a block paved driveway culminating in the attached garage with courtesy door to the rear garden. The fully enclosed rear garden is also predominantly lawned with surrounding chipped and shrubbery borders.





Inverkar Road is a delightful road comprising of traditionally styled properties within very close proximity to the town centre which provides a wide range of amenities including supermarket and retail shopping. For the commuter there are excellent road and rail links to Glasgow and surrounding areas.

AY4617 | Sat Nav: 35 Inverkar Road, Ayr, KA7 2JS

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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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