



**38 FRASER AVENUE**

TROON

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**2 | BEDROOMS**

**1 | BATHROOM**

**1 | PUBLIC ROOM**

**This excellent two bedroom modern mid terrace property is located in this most popular Troon address being in close proximity to many amenities. Early viewing is advised.**

Number 38 is a modern mid terrace villa which is an ideal starter home or for those seeking to downsize with private garden grounds along with parking to the front.

The accommodation on offer extends to a reception hallway, a rear facing bright lounge with sliding patio doors that open to the private rear garden, a fitted kitchen, two bedrooms, both of which have storage/wardrobes, and a modern shower room with walk in shower. The property has gas central heating and double glazing.

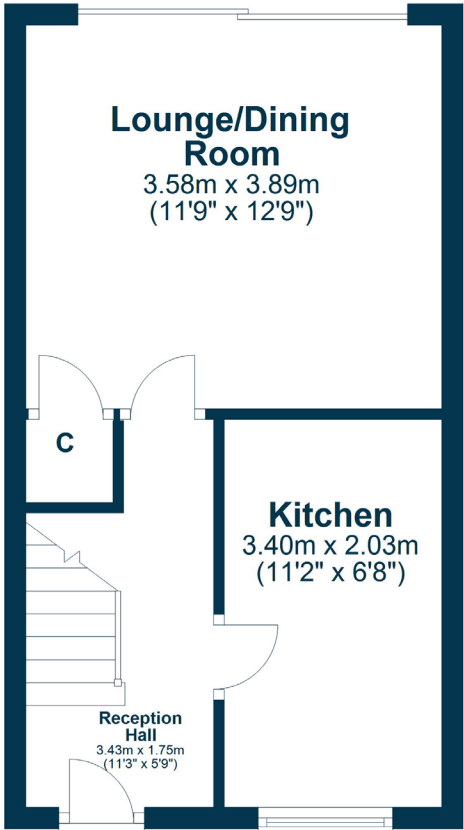




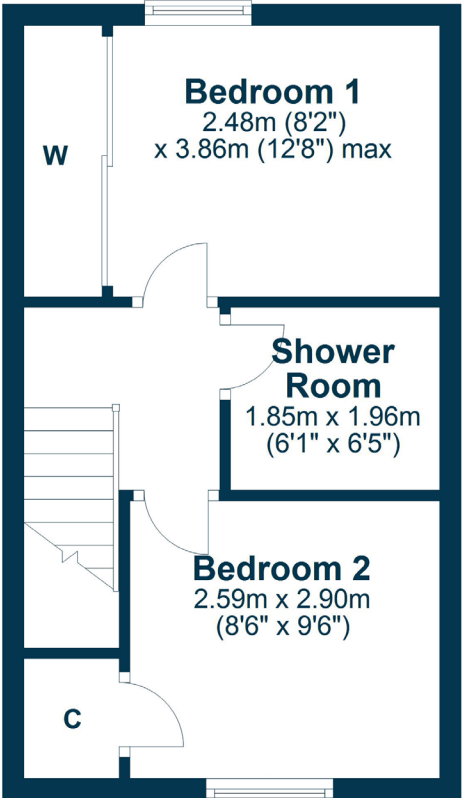




## Ground Floor



## First Floor



Logan Drive is a short distance for local shops and Marr College. For further shopping, restaurants and amenities the town centre has it all. Golf courses are in great supply and those seeking sailing pursuits the Marina is just on the outskirts of the town. Marr College is the local secondary school and there is a number of local primary schools. The property is within easy reach of bus and rail links.

**TR1771** | Sat Nav: 38 Fraser Avenue, Troon, KA10 6XF

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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Corum Troon  
29 Portland Street, Troon, KA10 6AA

**Tel:** 01292 310 010

**Email:** [troon@corumproperty.co.uk](mailto:troon@corumproperty.co.uk)

[www.corumproperty.co.uk](http://www.corumproperty.co.uk)