



SOUTH KILRUSKEN

2 THE COURTYARD, WEST KILBRIDE

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4 | BEDROOMS

2 | BATHROOMS

1 | PUBLIC ROOM

Charming country living meets stylish modernity in this beautifully presented four-bedroom cottage in South Kilrusken. With a generous open plan kitchen/dining room, a lounge with wood-burning stove, and serene garden room, this property offers warmth, space, and scenery - all just minutes from the beach and coast.

Number 2 The Courtyard is a truly special countryside retreat tucked away in the peaceful hamlet of South Kilrusken, just outside West Kilbride. Set over two spacious levels, this four-bedroom cottage offers a delightful fusion of traditional charm and contemporary living.

On entering, you're greeted by a generous hallway leading to a ground floor w.c/utility room, a beautifully appointed formal lounge, complete with a focal point wood-burning stove - ideal for cosy winter evenings - with sliding patio doors to the garden. The bright and airy open-plan kitchen and dining room becomes the heart of the home, perfect for entertaining and everyday family life, with patio doors to the garden. Upstairs, you'll find four well-proportioned bedrooms, including the principal bedroom with an en-suite shower room, as well as a separate modern family bathroom.

Outdoors, the property truly shines. The garden is east-facing, offering picturesque, open country views, and is home to a new addition - a generous garden room - an idyllic spot for work, hobbies, or a peaceful retreat - opening out to a south-facing veranda for soaking up the sun. There is also a private garage providing excellent storage and secure parking. The driveway, including the garage, can accommodate four cars. This is a rare find - a home where space, light and rural tranquillity combine effortlessly with thoughtful design for modern living.

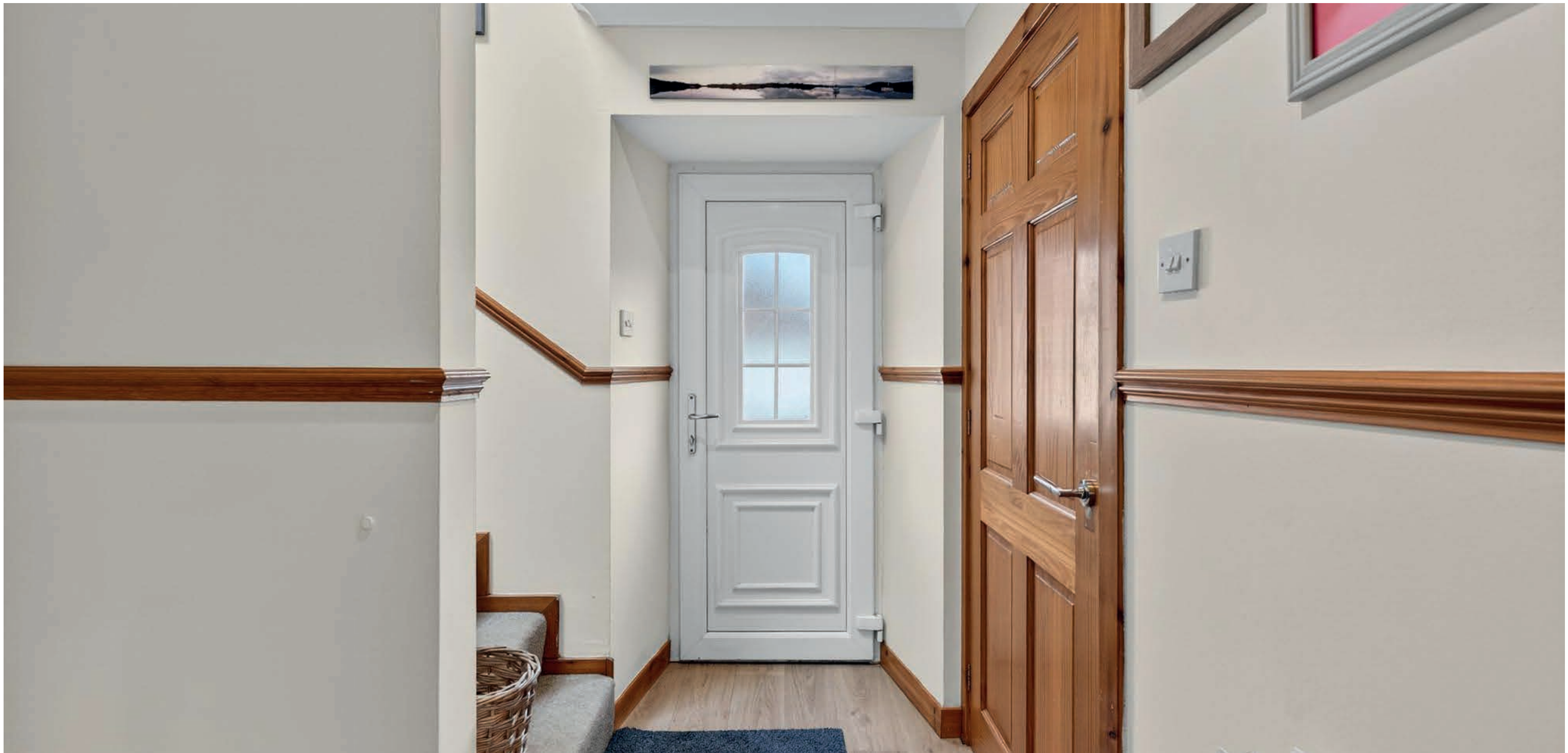




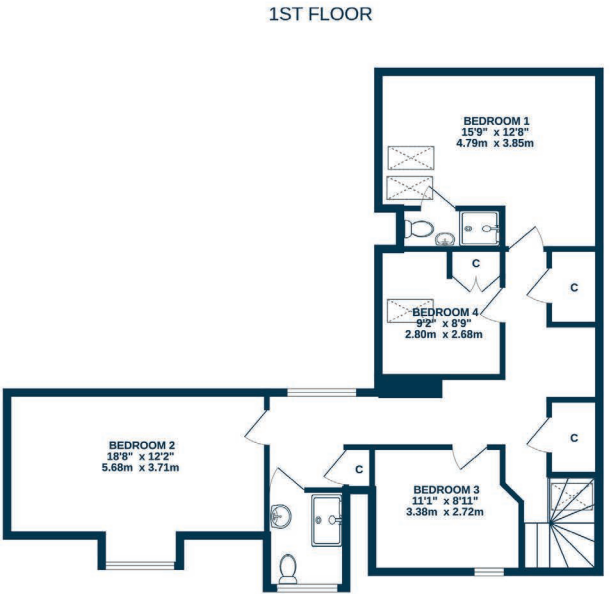
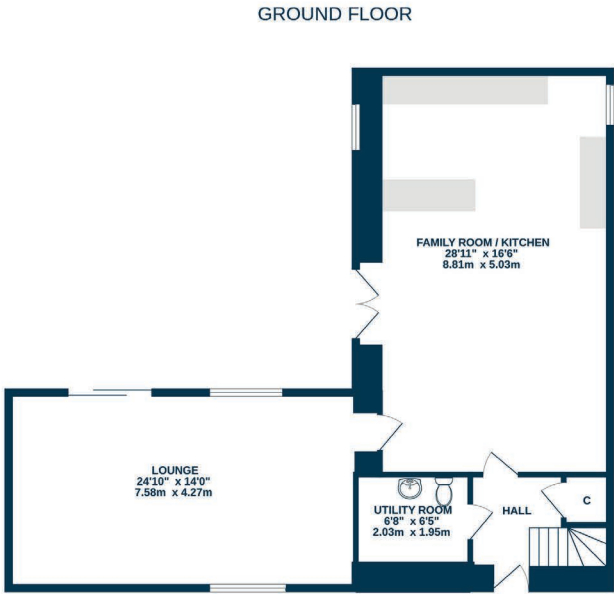












South Kilrusken offers the peace and charm of rural living, while being just minutes from the vibrant town of West Kilbride, Scotland's only designated Craft Town.

West Kilbride Primary School provides excellent education for younger children, with Ardrossan Academy serving older pupils. A number of respected independent schools are also accessible in nearby towns.

Daily essentials are easily met with a Co-op food store and various independent retailers in West Kilbride, while larger supermarkets such as Tesco and Morrisons can be found in Ardrossan and Largs.

Fitness and leisure needs are well catered for with Vikingar! Leisure Centre in Largs, Auchenharvie Leisure Centre in Stevenston and The Portal in Irvine, offering modern gyms, swimming pools, and group fitness classes.

Just a short drive away, the Seamill Hydro Hotel provides luxury spa treatments, a high-spec gym, an indoor pool, and stylish seafront dining - all with stunning views across to Arran.

The nearest beach is at Seamill, which is a beautiful stretch of coastline known for its golden sands, fresh sea air, and glorious sunsets - ideal for relaxing walks or weekend picnics.

LA2078 | Sat Nav : South Kilrusken , 2 The Courtyard, West Kilbride, KA23 9QP

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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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