



## STEPASIDE

5 EWENFIELD ROAD, AYR

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**3 | BEDROOMS**

**1 | BATHROOM**

**2 | PUBLIC ROOMS**

**An immediately appealing traditional semi-detached villa set in well tended gardens and perfectly positioned in a highly sought after residential address close to Belleisle Park.**

Number 5 is a traditional semi-detached villa which is offered to the market for the first time in almost sixty years having been lovingly cared for and maintained by the current owners. Although requiring a degree of modernisation the property represents a rare opportunity to acquire a distinctive home within one of Ayr's very best residential areas.

In summary the accommodation extends to, on the ground floor, a vestibule, reception hallway with storage cupboard off, front facing bay windowed lounge room, dining room with door to the rear garden, fitted kitchen and two piece wc. Upstairs there are three double bedrooms and a three piece bathroom. A permanent stair gives access to the extensive floored and lined loft. In addition the property has gas central heating with a 'Worcester' boiler and is predominantly double glazed.

Externally there is gated entry onto block paved driveway parking which culminates to the side of the property in the attached garage which features up and over doors to both the front and rear. The front garden comprises of well stocked shrubbery borders. The fully enclosed rear garden provides a high level of privacy and is predominantly laid to lawn with well stocked shrubbery borders and seasonal plants and shrubs. The summerhouse and garden shed will be included in the sale.





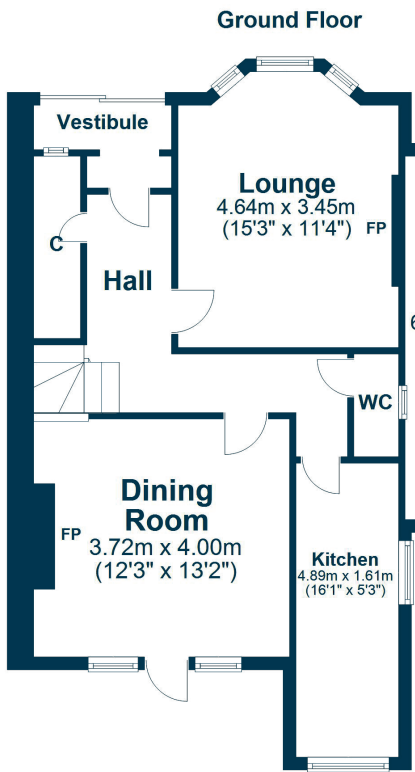




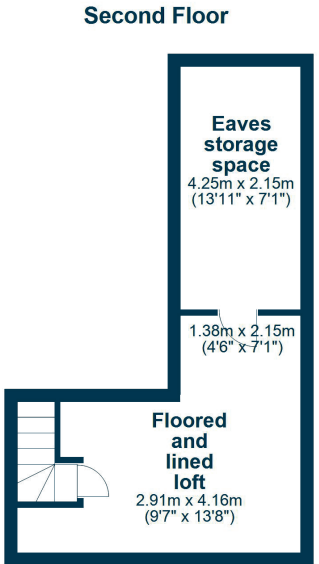
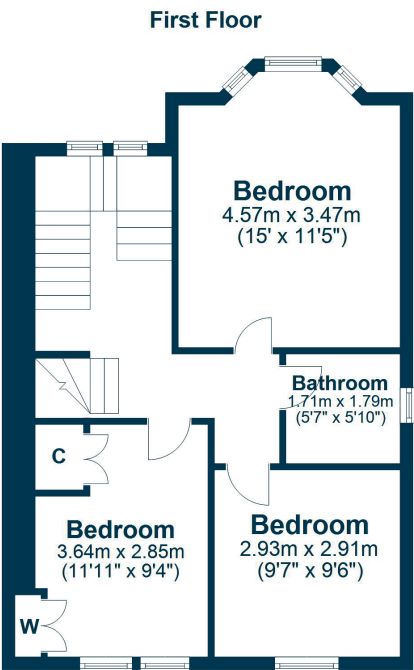








**Garage**  
6.09m x 2.49m  
(20' x 8'2")



Ewenfield Road is a much admired residential address less than one mile from Ayr town centre. The location is perfectly placed for a wide range of amenities including Belleisle and Rozelle Parks, primary and secondary schooling and local shops. Ayr town centre is less than one mile distant and provides a comprehensive range of amenities including supermarket and retail shopping, transport and recreational facilities. For the commuter there is a mainline rail links to Glasgow and surrounding areas.

**AY5381** | Sat Nav: Stepside' 5 Ewenfield Road, Ayr, KA7 2QE

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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