



1 ELMS WAY

AYR

www.corumproperty.co.uk





2 | BEDROOMS

2 | BATHROOMS

1 | PUBLIC ROOM

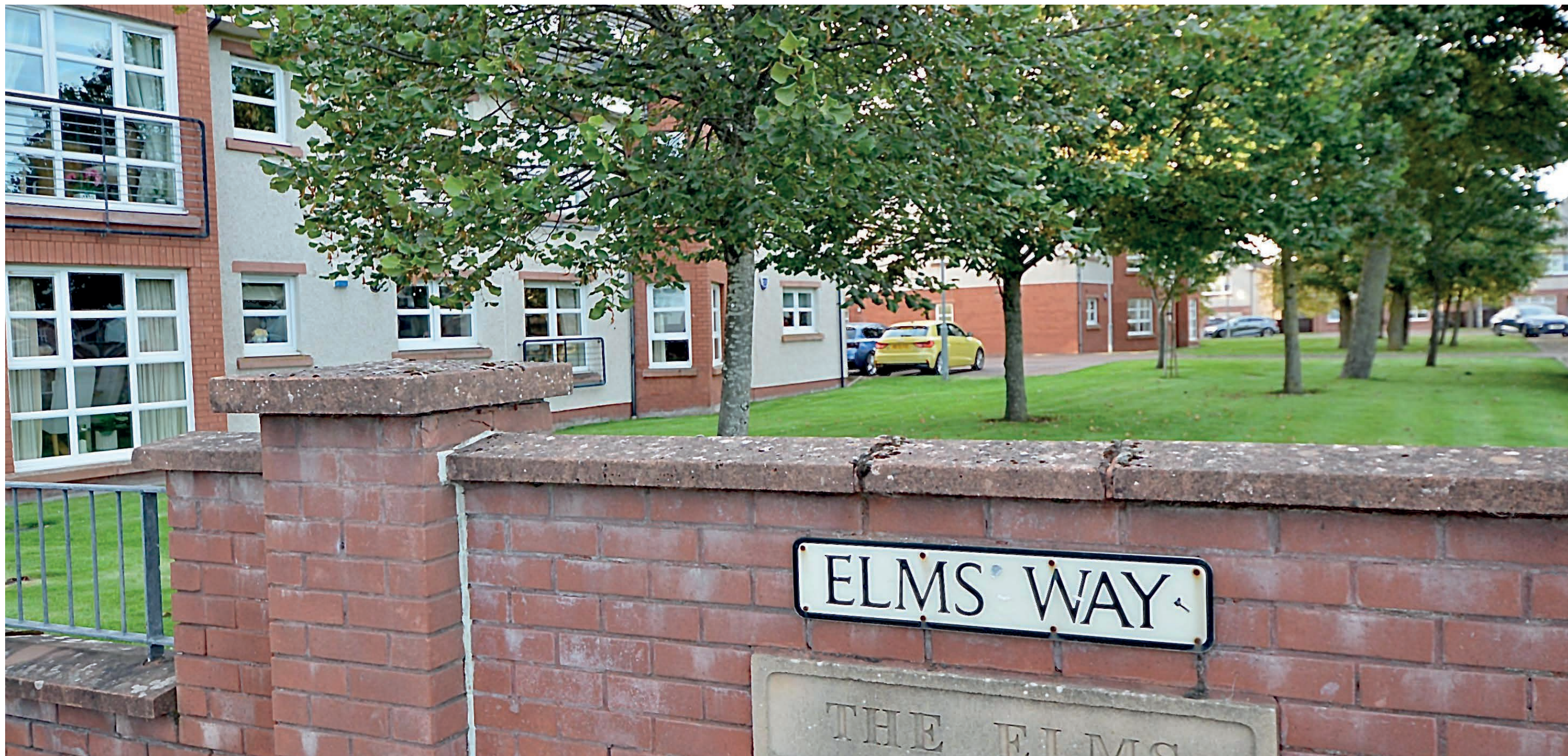
Rarely available, immaculately presented two-bedroom ground floor apartment at 1 Elms Way. With a secure entry system, allocated parking, modern kitchen, stylish en-suite and family shower room, and a bright lounge overlooking communal lawns, this home is in true walk-in condition and ready to enjoy.

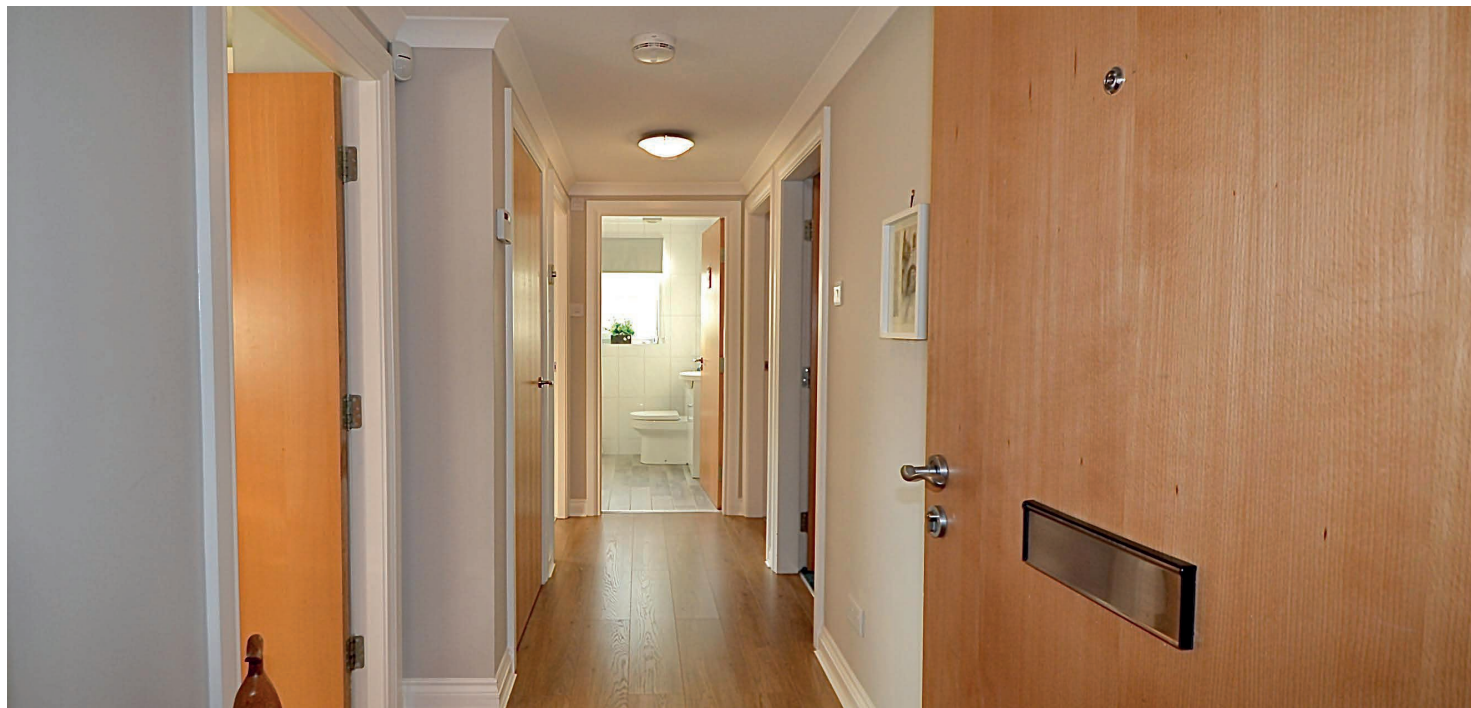
Welcome to 1 Elms Way, Ayr, which is a rarely available and beautifully presented two-bedroom ground floor apartment that's ready to move straight into.

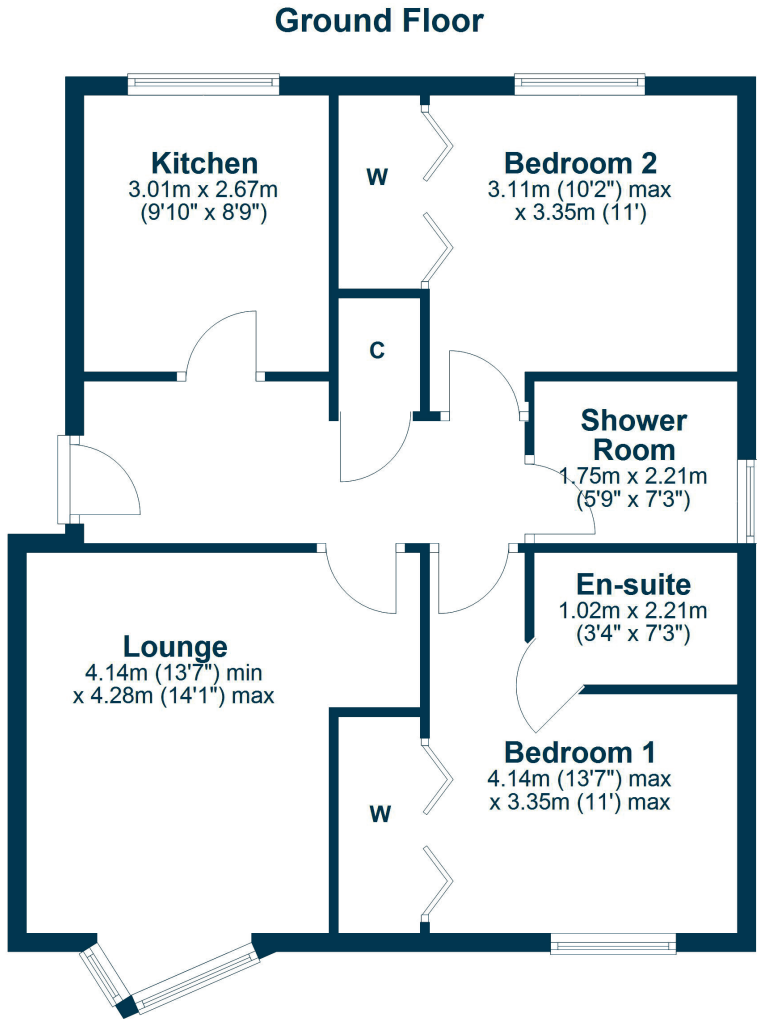
On entering, a large reception hallway sets the tone for the generous proportions throughout. The fitted kitchen comes complete with integrated appliances, while the formal lounge enjoys a delightful outlook across the communal lawn towards a tree-lined avenue. Both bedrooms benefit from built-in wardrobes, with the principal bedroom further enhanced by a sleek en-suite shower room. A modernised family shower room completes the internal accommodation.

The property also has secure entry system, allocated residents' parking, and a prime position within a sought-after development. Immaculate, contemporary, and practical in equal measure, this is a home designed for easy modern living.









1 Elms Way sits within a popular and convenient pocket of Ayr, offering excellent access to amenities and transport links. Ayr and Newton-on-Ayr train stations are both close by, providing regular services to Glasgow in under an hour. Supermarkets including Sainsbury's, Tesco, Aldi, and Morrisons are within easy reach, along with a good choice of local shops, cafés, and services. Families are well served with a range of primary and secondary schools nearby.

For leisure, Ayr's beautiful sandy beaches are just a short drive away, while the town centre offers a vibrant mix of restaurants, bars, and cultural attractions. The A77 and A70 road networks provide straightforward access north to Glasgow and beyond, making this an ideal base for commuters as well as those seeking the best of coastal living.

AY5425 | Sat Nav: 1 Elms Way, Ayr, KA8 9FB

For the full home report visit www.corumproperty.co.uk

* All measurements and distances are approximate Floorplans are for illustration purposes and may not be to scale.

WE'RE **SOLD** ON
YOUR FUTURE



Corum Ayr
10 Beresford Terrace, Ayr, KA7 2EG

Tel: 01292 880 888

Email: ayr@corumproperty.co.uk

www.corumproperty.co.uk