



34 Hicks Avenue
Maybole, KA19 7ED
P.O.A.

GREIG
Residential



Hicks Avenue

Maybole, KA19 7ED

Proudly presenting this stunning two bedroom semi-detached villa located in the ever popular town of Maybole, nine miles south of the costal town of Ayr, close to local amenities and transport links. Having been lovingly maintained boasting modern fixtures and fittings throughout, low maintenance private gardens and plentiful off street parking, this property is the ideal first time buy or downsize.





Hallway

3.03m x 2.13m (9' 11" x 7' 0") Accessed by outer white UPVC door into hallway offering contemporary grey décor, laminate flooring, double glazed window to the front and door access to lounge and kitchen.

Lounge/Dining

6.29m x 3.44m (20' 8" x 11' 3") Generous proportioned main apartment with open plan layout to lounge/dining offering contemporary grey décor, laminate flooring, ceiling coving, plentiful space for dining table and chairs and double glazed windows to the front and rear.

Kitchen

3.18m x 2.84m (10' 5" x 9' 4") Modern fitted kitchen offering ample wall and base units with contrasting wood effect work surfaces, integrated oven with induction hob and extractor hood, integrated dish washer and fridge freezer, plumbing/space for washing machine, stainless steel sink and drainer, double glazed window to the rear and white UPVC door to the side giving access to rear gardens.



Bedroom One

4.65m x 3.07m (15' 3" x 10' 1") Generous double bedroom offering contemporary grey décor, fitted carpet, storage cupboard housing tumble dryer and double glazed window to the front.

Bedroom Two

3.53m x 3.11m (11' 7" x 10' 2") Generous double bedroom offering soft neutral children's décor, fitted carpet and double glazed window to the rear.

Bathroom

2.04m x 1.76m (6' 8" x 5' 9") Three piece white suite comprising of WC, wash hand basin and electric shower over bath, wet wall finish to walls, bath and wash hand basin, vinyl flooring and double glazed opaque window to the rear.

External

Low maintenance private gardens to the rear offering patio, decking and Astro area.

Offering plentiful off street parking on substantial driveway to the front.

Council Tax Band

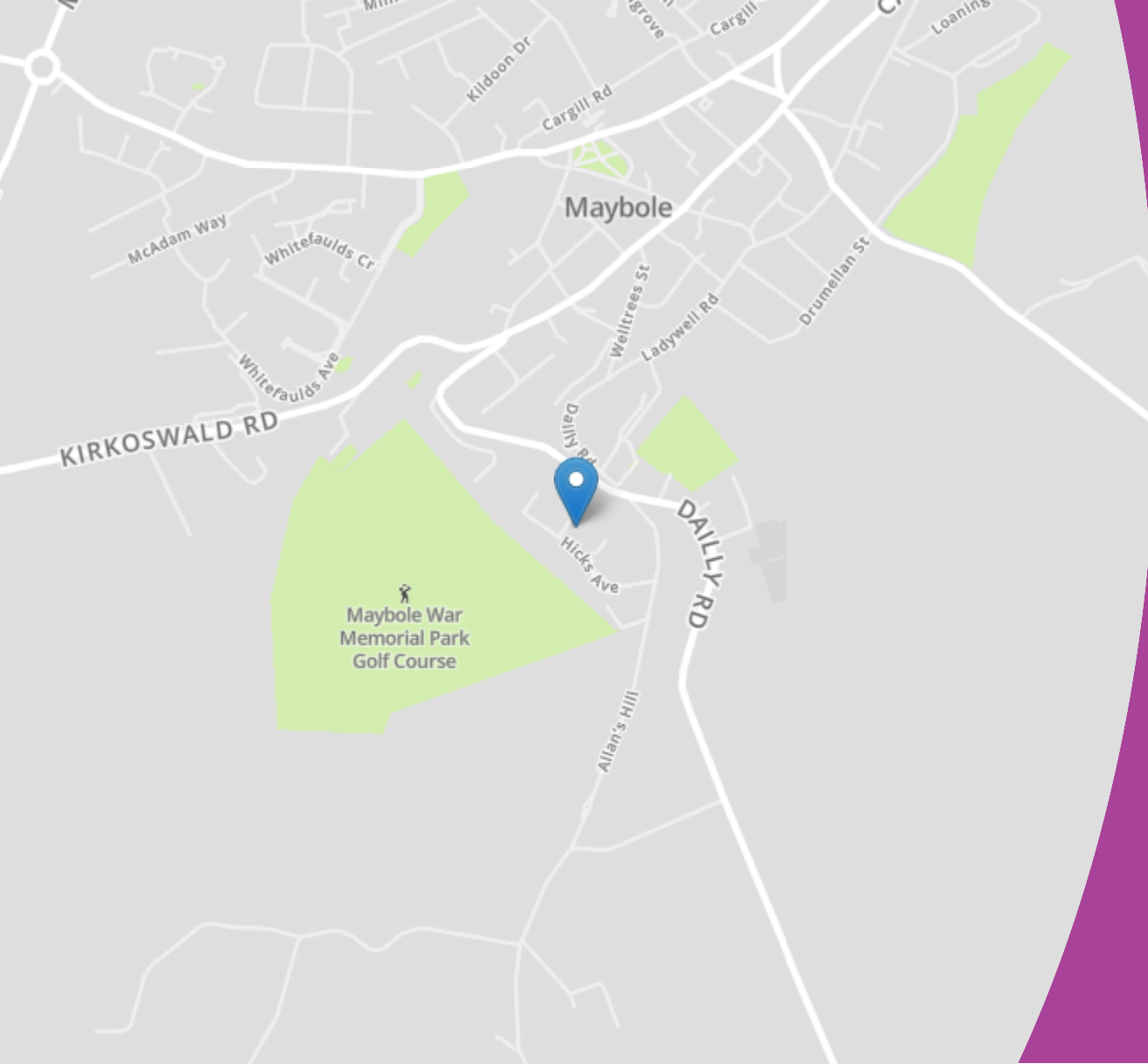
Band A



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GREIG *Residential*

Greig Residential

18 Henrietta Street, East Ayrshire

KA4 8HQ

01563 501350

info@greigresidential.co.uk