



4 Croe Place  
Kilmarnock, KA1 3QW  
P.O.A.

**GREIG**  
*Residential*



# Croe Place

Kilmarnock, KA1 3QW

Ideally positioned within the ever popular Bellfield area of Kilmarnock, this superb three bedroom terraced villa is sure to impress. Boasting spacious accommodation over two levels and complimented by low maintenance fully enclosed private gardens. Located within ease of access to local amenities, transport links and schooling this is the ideal first time buy, family home or downsize.







#### Porch

2.40m x 1.08m (7' 10" x 3' 7") Access is given via an outer white UPVC door to a welcoming entrance porch offering neutral decor, fitted carpet and a double glazed window to the front. A carpeted staircase leads to the upper level and door leads to the hallway.

#### Hallway

2.40m x 2.03m (7' 10" x 6' 8") Spacious hallway complete with neutral decor, fitted carpet and provides access to the lounge and kitchen.

#### Lounge

6.40m x 3.17m (21' 0" x 10' 5") Generously proportioned main apartment offering neutral decor, feature electric fireplace with stone/wood surround, fitted carpet and a double glazed window to the front and rear.

#### Kitchen

3.13m x 2.34m (10' 3" x 7' 8") Fully fitted kitchen complete with ample wall and base storage units, integrated oven, integrated gas hob, plumbing and space for fridge freezer and washing machine, stainless steel sink and drainer, storage cupboard, neutral decor, tiled flooring, a double glazed window to the rear and door leading to the rear garden.

#### Bedroom One

4.26m x 2.82m (14' 0" x 9' 3") The master bedroom is a generous double offering neutral decor, fitted carpet and a double glazed window to the front.

#### Bedroom Two

4.45m x 2.52m (14' 7" x 8' 3") Bedroom two is a good sized double bedroom with neutral decor, fitted carpet and a double glazed window to the rear.



#### Bedroom Three

3.35m x 2.05m (11' 0" x 6' 9") A spacious bedroom with neutral decor, practical storage cupboard, fitted carpet and a double glazed window to the front.

#### Shower Room

2.15m x 1.70m (7' 1" x 5' 7") Completing the accommodation is the family shower room comprising of a wash hand basin, wc, shower cubicle, tiling to the walls and flooring and a double glazed opaque window to the rear.

#### Externally

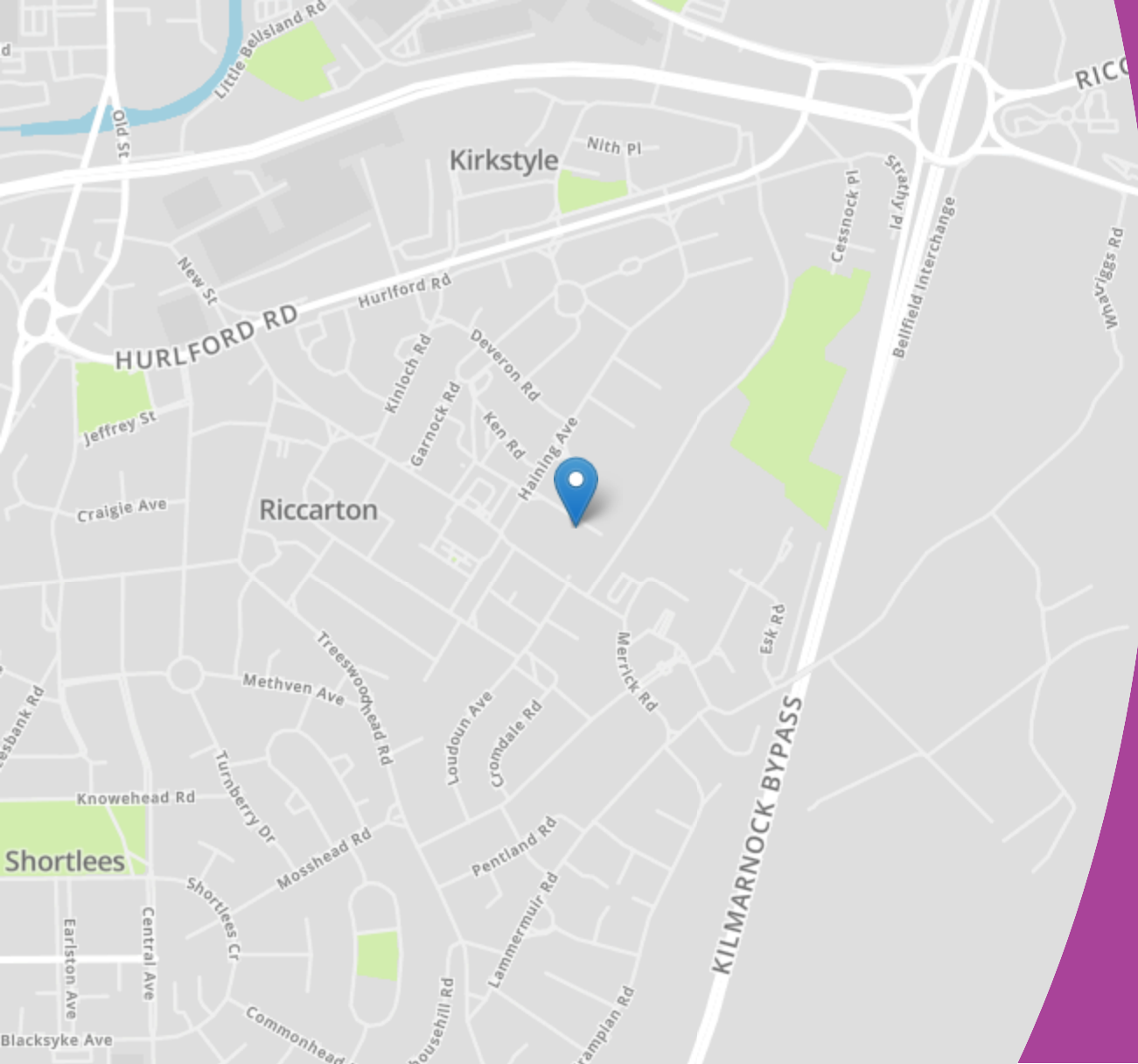
This property boasts spacious private gardens to the front and rear, the front garden is laid to chip allowing for ease of maintenance whilst the rear garden offers an area laid to chips, a drying area and a paved patio perfect for al fresco dining and entertaining.

#### Council Tax Band

Band A

#### Disclaimer

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