



75 Gibson Street  
Kilmarnock, KA1 2PL  
P.O.A.

**GREIG**  
*Residential*



## Gibson Street

Kilmarnock, KA1 2PL

Proudly presenting this rarely available semi detached villa located in the ever popular Bonnyton area of Kilmarnock within easy access to Town Centre, popular schooling and transport links. Positioned on a favourable corner plot, offering spacious accommodation over two levels, this property offers fantastic potential and will appeal to a wide range of buyers.





#### Hallway

1.00m x 1.58m (3' 3" x 5' 2") Accessed from the main outer wooden door is the hallway with neutral decor, hardwood flooring and providing access to lounge and carpeted staircase to upper level.

#### Lounge

4.20m x 5.14m (13' 9" x 16' 10") Generous main apartment with double glazed window to front, feature electric fire set within stone surround, neutral decor, fitted carpet and door to rear hallway.

#### Rear Hallway

1.58m x 3.17m (5' 2" x 10' 5") Accessed from the main lounge to the rear hallway with archway to kitchen, double glazed window to side, laminate flooring.

#### Kitchen

2.50m x 5.33m (8' 2" x 17' 6") Generous sized fitted kitchen with ample base and wall units with work surfaces and tiled splashback, composite sink/drain, integrated oven, plumbing and space for fridge/freezer and washing machine, double glazed window to rear and white UPVC double glazed door to rear gardens.

#### Bedroom One

3.89m x 4.19m (12' 9" x 13' 9") Generous sized master bedroom with double glazed window to front, practical storage cupboard, neutral decor and fitted carpet.

#### Bedroom Two

2.60m x 3.66m (8' 6" x 12' 0") Second double sized bedroom with window to rear, neutral decor and fitted carpet.

#### Bathroom

2.20m x 2.58m (7' 3" x 8' 6") Family bathroom with suite comprising; w.c., wash hand basin and bath with electric operated over bath shower, vinyl flooring and opaque window to rear

#### Externally

The property is situated upon a generous corner plot with ample garden grounds. To the front there is a neatly manicured lawn, mature shrub area and paved pathway to front door. The side offers a good sized driveway which leads to the timber garage and the rear garden is fully enclosed offering a safe and private outdoor space with neat lawn and paved patio areas.

#### Council Tax Band

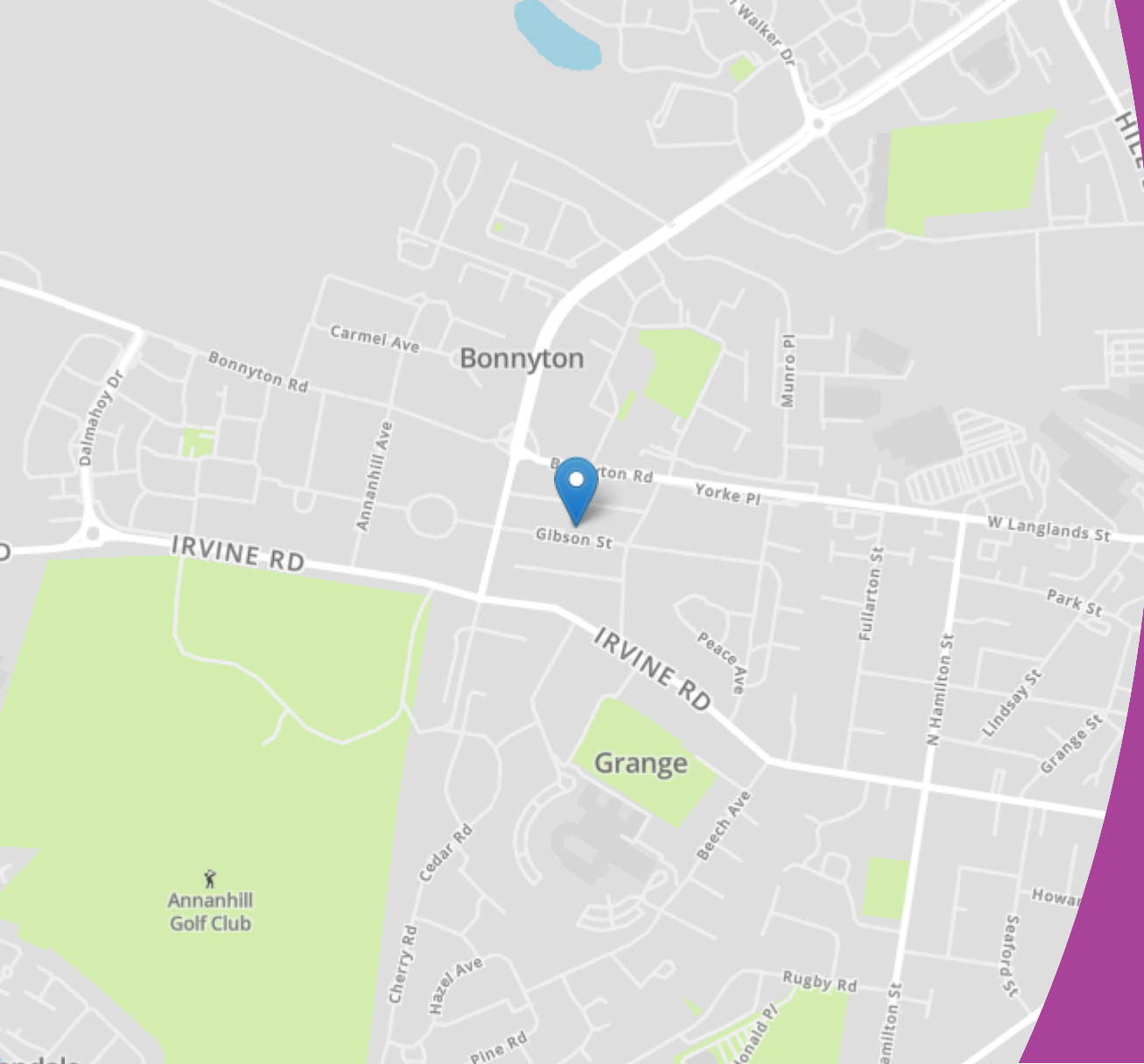
Band B

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