



32 Dalmailing Avenue

Dreghorn

Offers Over £169,995

GREIG
Residential



Dalmailing Avenue

Dreghorn, Irvine, KA11 4HX

Proudly presenting this generous, extended two bedroom modern detached villa perfectly positioned within a highly regarded residential area of Dreghorn boasting a sizeable wraparound plot and leafy outlooks to the rear. Complete with a rear conservatory, flexible living space conveniently all on the level and generous garden grounds including a private driveway and detached garage, this bungalow is sure to impress a wide range of purchasers.





Vestibule

1.24m x 1.29m (4' 1" x 4' 3") With access via the outer UPVC double glazed door, the entrance vestibule is complete with practical fitted mirrored door cloaks storage, neutral decor and carpeted flooring. Decorative glazed door giving access to lounge.

Lounge/Diner

6.74m x 5.52m (22' 1" x 18' 1") The expansive formal lounge/diner is an extremely well proportioned main apartment offering neutral decor with intricate ceiling rose and coving, fitted carpet and feature electric fireplace. French doors leading to conservatory. Door access to inner hallway and kitchen, French doors leading to conservatory. Plentiful space for living and dining furniture.

Conservatory

3.08m x 3.26m (10' 1" x 10' 8") Generous fully double glazed conservatory providing garden views, with fitted carpet and French doors leading out into the rear gardens. An excellent additional public room.

Kitchen

2.88m x 2.80m (9' 5" x 9' 2") Spacious fitted kitchen complete with a range of oak veneer shaker style wall and base storage units with contrasting stone effect work surfaces, plumbing/space for appliances including cooker, washing machine and under counter freezer. Integrated fridge, neutral decor, laminate flooring and double glazed window to the side. Door leading out into the side gardens.

Inner Hallway

2.98m x 1.06m (9' 9" x 3' 6") With access from lounge, the inner hallway provides door access to the two double bedrooms and bathroom. Neutral decor, fitted carpet and generous storage cupboard housing the central heating boiler.

Bedroom One

3.26m x 3.18m (10' 8" x 10' 5") The master bedroom is a generous double offering fitted mirrored door wardrobes, neutral

Bedroom Two

3.02m x 2.90m (9' 11" x 9' 6") The second double bedroom offers neutral decor, fitted carpet, fitted mirrored door wardrobes and front facing double glazed window.

Bathroom

2.88m x 1.78m (9' 5" x 5' 10") Completing the accommodation is the four piece bathroom suite comprising of wash hand basin, wc, corner bath with mixer taps and corner shower cubicle. Tiling to walls and flooring, ceiling coving and spotlights, double glazed opaque window to the side.

External

Low maintenance garden grounds to the front and rear with a generous driveway to the side providing ample off street parking, leading to the detached garage with up and over door access. The front garden is laid with artificial lawn with a selection of mature decorative shrubbery. The tranquil rear gardens comprise of a paved patio and chipped area.

Council Tax

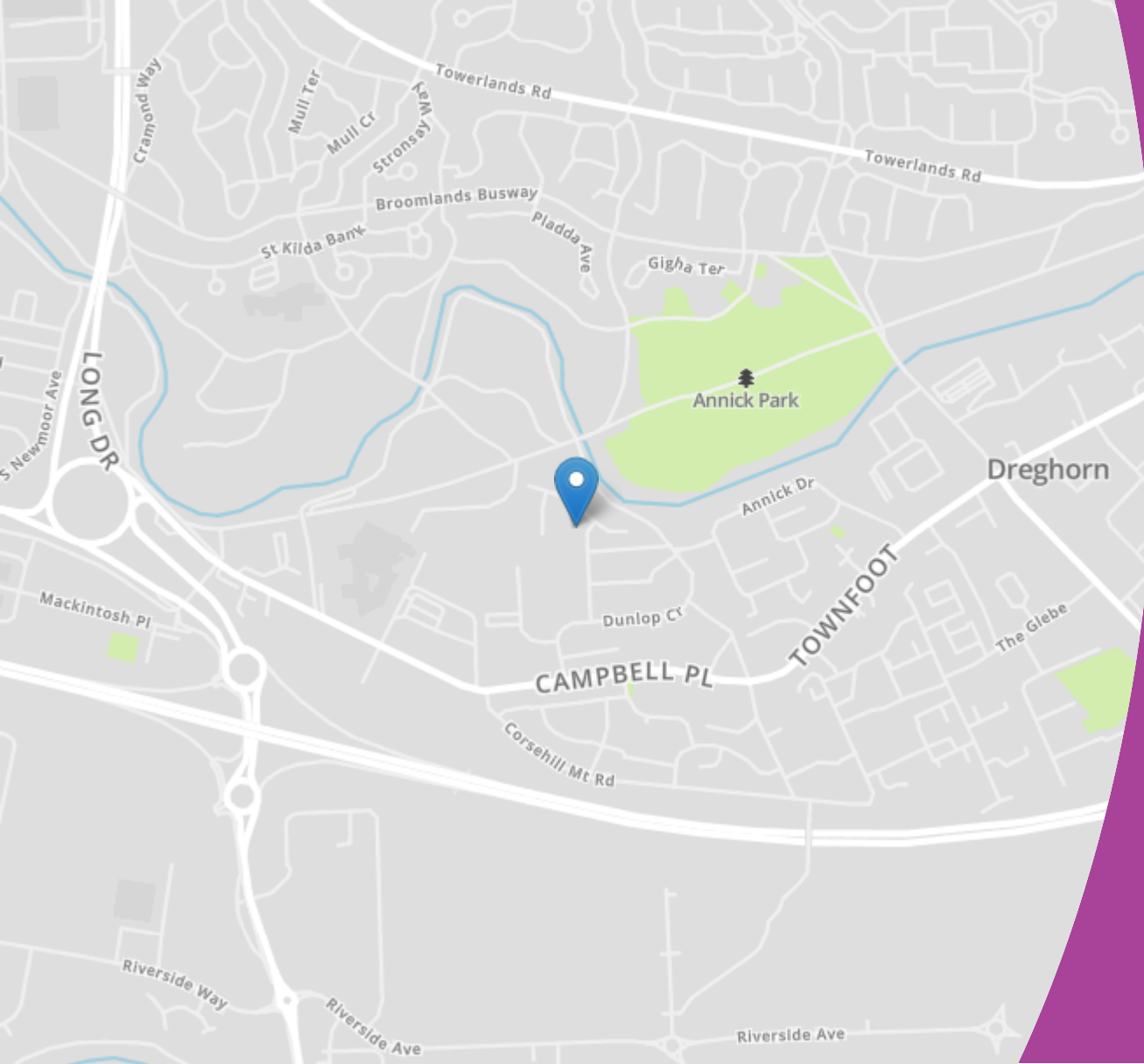
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