



18 Crossdene Road

Crosshouse  
Kilmarnock, KA2 0JN  
P.O.A.

**GREIG**  
*Residential*



# Crossdene Road

Crosshouse, Kilmarnock, KA2 0JN

Greig Residential are delighted to present this stunning two bedroom extended detached villa situated on the periphery of Crosshouse, offering ease of access to local amenities and transport links. Comprising of spacious accommodation throughout with great versatility, further complemented by low maintenance private gardens, ample off street parking and garage, this is the ideal down size, first time buy or family home and is sure to impress all who view.





### Hallway

2.55m x 1.25m (8' 4" x 4' 1") Accessed by outer white UPVC door boasting fresh white décor, laminate flooring and providing door access to kitchen, lounge, dining room and shower room.

### Lounge

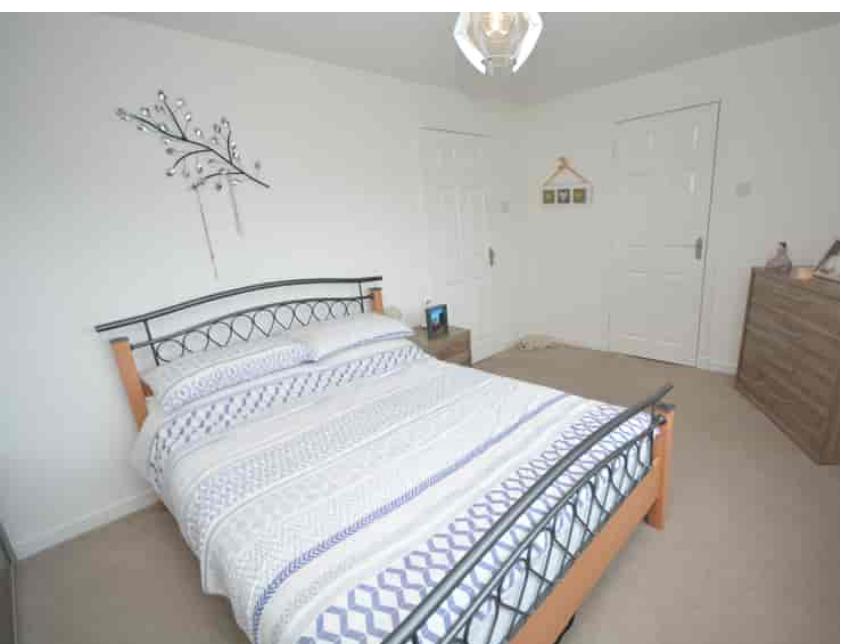
4.55m x 3.62m (14' 11" x 11' 11") Generous proportioned main apartment boasting fresh white & grey décor, laminate flooring, ceiling coving and double glazed window to the front.

### Kitchen

2.85m x 2.07m (9' 4" x 6' 9") Full fitted white gloss kitchen with ample wall and base units and contrasting grey work surfaces, stainless steel sink and drainer, integrated oven with four burner gas hob and extractor hood, plumbing space for washing machine and fridge freezer, laminate flooring and double glazed window to the rear.

### Dining Room

4.20m x 2.44m (13' 9" x 8' 0") Generous proportioned second apartment with flexible use, offering fresh white décor, laminate flooring, carpeted staircase to upper level, plentiful space for dining table and chairs, double glazed window to the rear and white UPVC door to rear gardens.



### Shower Room

4.00m x 1.65m (13' 1" x 5' 5") Three piece white suite comprising of WC, wash hand basin with large vanity drawer and large walk in shower cubicle with impressive mains powered jet shower, ceiling spotlights, laminate flooring, wet wall finish to walls and double glazed opaque window to the side.

### Bedroom One

3.98m x 2.92m (13' 1" x 9' 7") Generous double bedroom offering fresh white décor, fitted carpet, large double sliding door wardrobes, door access to en suite and double glazed window to the front.

### En-Suite

2.92m x 1.24m (9' 7" x 4' 1") Three piece white suite comprising of WC, wash hand basin combination unit and double shower cubicle, ceiling spotlights, boasting stylish grey tiling to walls, laminate flooring and double glazed opaque window to the front.

### Bedroom Two

4.42m x 3.12m (14' 6" x 10' 3") Generous double bedroom offering soft neutral décor, fitted carpet, large three door sliding fitted wardrobes and double glazed window to the rear.



### Top Landing

4.97m x 0.91m (16' 4" x 3' 0") Accessed by staircase from dining room offering fresh white décor, fitted carpet, large storage cupboard and door access to two bedrooms.

### External

Generous low maintenance private gardens to the rear offering patio, chipped and decking area perfect for al fresco dining. Further offering plentiful off street parking to the front and side on driveway and in garage.

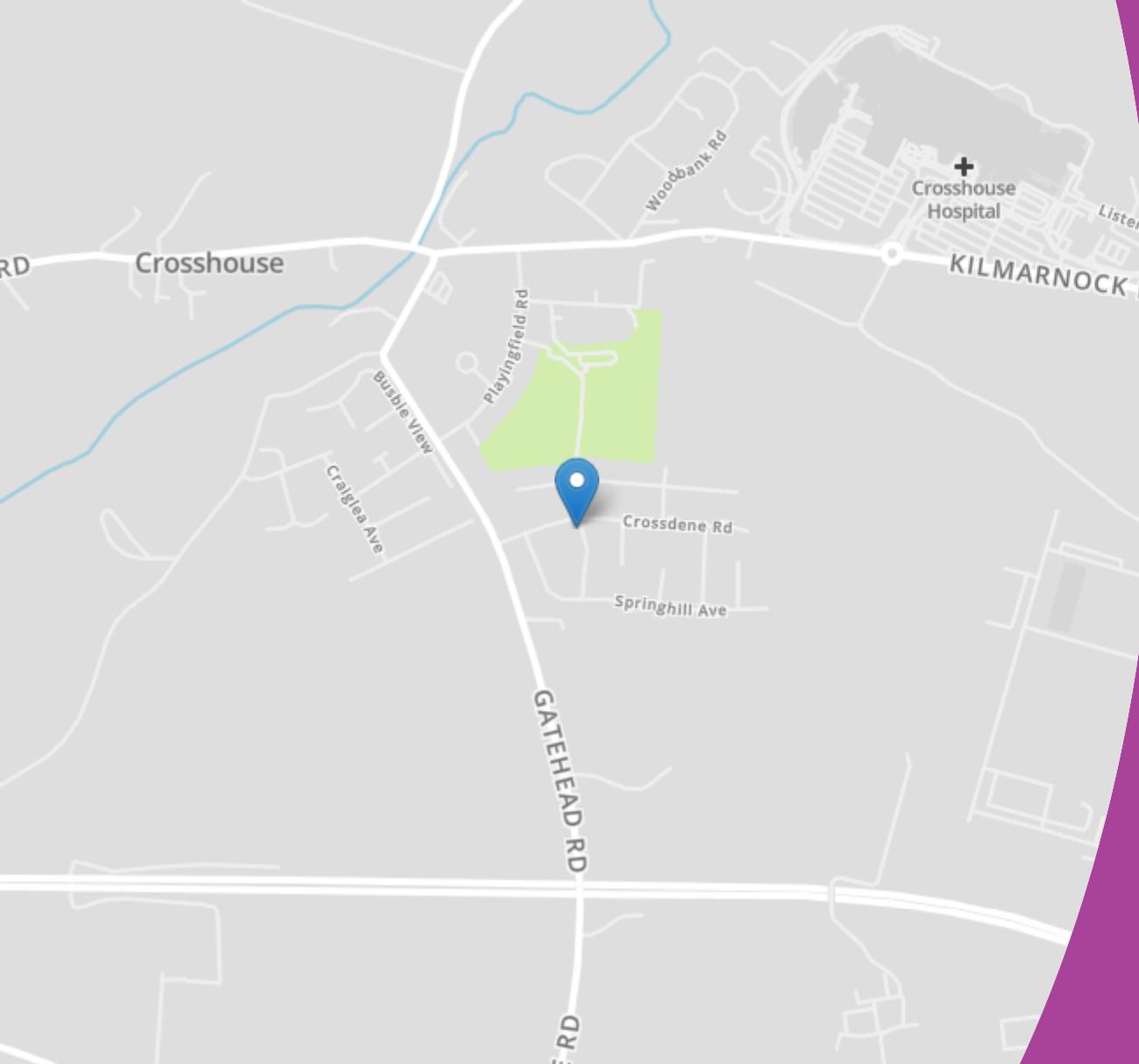
### Council Tax Band

Band C

### DISCLAIMER

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS. NEITHER GREIG RESIDENTIAL NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY. ALL ROOM DIMENSIONS ARE AT WIDEST POINTS APPROX.





Greig Residential  
18 Henrietta Street, East Ayrshire  
KA4 8HQ  
01563 501350  
[info@greigresidential.co.uk](mailto:info@greigresidential.co.uk)