



15 Crofthead Road

Kilmaurs

Kilmarnock, KA3 2RX

P.O.A.

GREIG
Residential

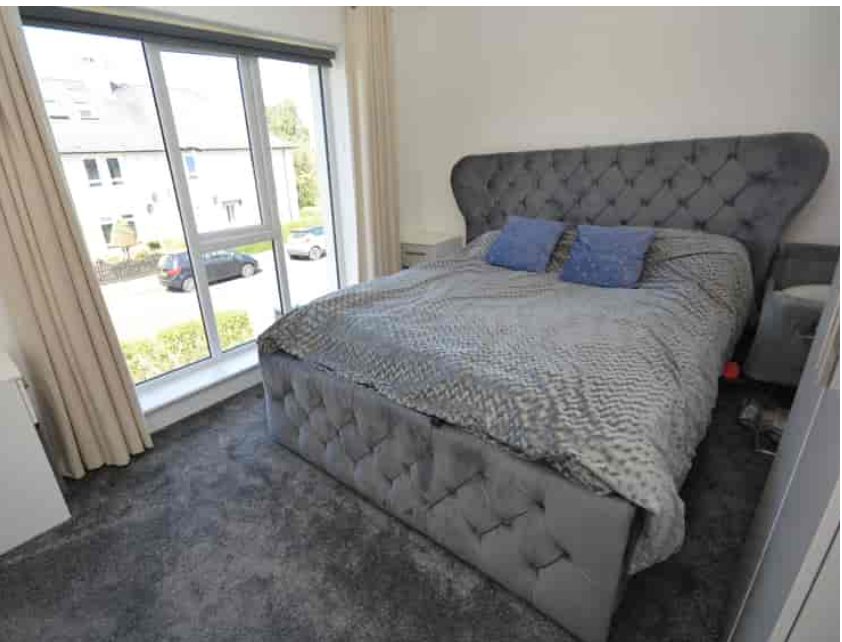


Crofthead Road

Kilmaurs, Kilmarnock, KA3 2RX

Greig Residential are delighted to present to the market this beautiful three bedroom modern detached villa offering generous accommodation over two levels with contemporary open plan design and presented in immaculate condition throughout. Boasting a prominent position in a highly sought after development, built by the reputable Hope Homes within the commuter town of Kilmaurs, close to local amenities and transport links, this is the perfect family home.





Hallway

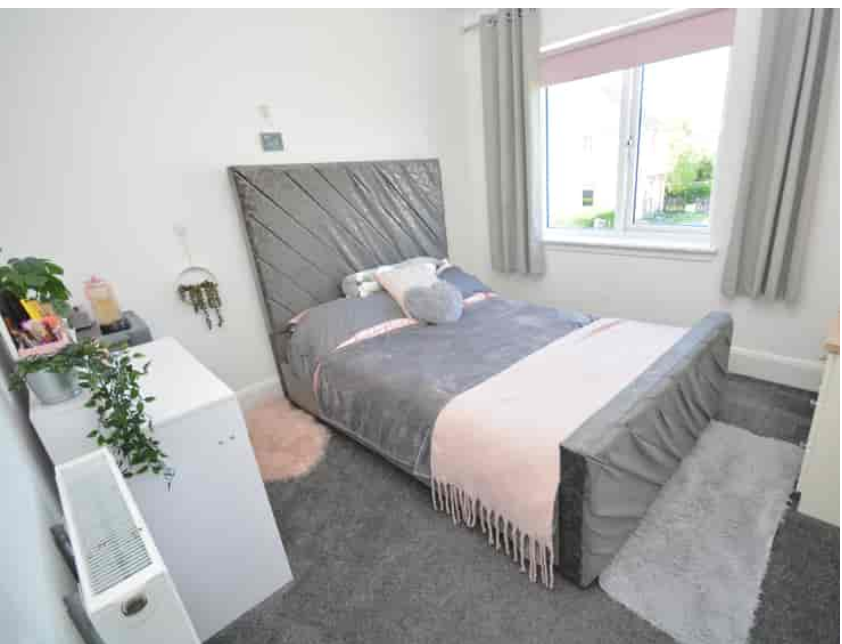
2.17m x 1.83m (7' 1" x 6' 0") Accessed by outer composite front door boasting fresh white décor, grey tiling to floor, carpeted staircase to upper level and door access to lounge, kitchen and wc/cloaks.

WC/Cloaks

1.64m x 1.64m (5' 5" x 5' 5") Two piece white suite comprising of WC and wash hand basin, offering double sliding door storage cupboard, ceiling spotlights, providing plumbing space for washing machine and and tumble dryer and double glazed opaque window to the front.

Lounge

5.83m x 3.56m (19' 2" x 11' 8") Generous main apartment with open plan layout to dining/kitchen area boasting contemporary grey/white décor, fitted carpet, ceiling spotlights, featuring electric fire and double glazed windows to the front and rear.



Kitchen/Dining

5.80m x m (19' 0" x 0' 0") 3.82m x 3.70m (12' 6" x 12' 2") Contemporary white gloss "U" shape kitchen with open plan layout to dining and lounge, offering ample wall and base units, integrated dish washer, stainless steel sink and drainer, integrated four burner gas hob with extractor hood, integrated oven, ceiling spotlights, tiled flooring, storage cupboard, double glazed window to the rear and bi-folding doors giving access to rear gardens.

Bedroom One

3.55m x 3.17m (11' 8" x 10' 5") Generous double bedroom offering fresh white décor, fitted carpet, double glazed window to the front and door access to en-suite.

En-Suite

1.72m x 1.55m (5' 8" x 5' 1") Three piece white suite comprising of WC, wash hand basin and mains operated shower cubicle, white heated towel rail, ceiling spotlights and double glazed opaque window to the front.

Bedroom Two

3.71m x 2.96m (12' 2" x 9' 9") Generous double bedroom offering neutral décor, fitted carpet and double glazed window to the front.



Bedroom Three

2.71m x 2.41m (8' 11" x 7' 11") Single bedroom currently used as a children's nursey offering fitted carpet and double glazed window to the front.

Bathroom

2.49m x 1.92m (8' 2" x 6' 4") Four piece white suite comprising of WC, wash hand basin, corner shower cubicle and bath, white heated towel rail, vinyl flooring and double glazed opaque window to the rear.

External

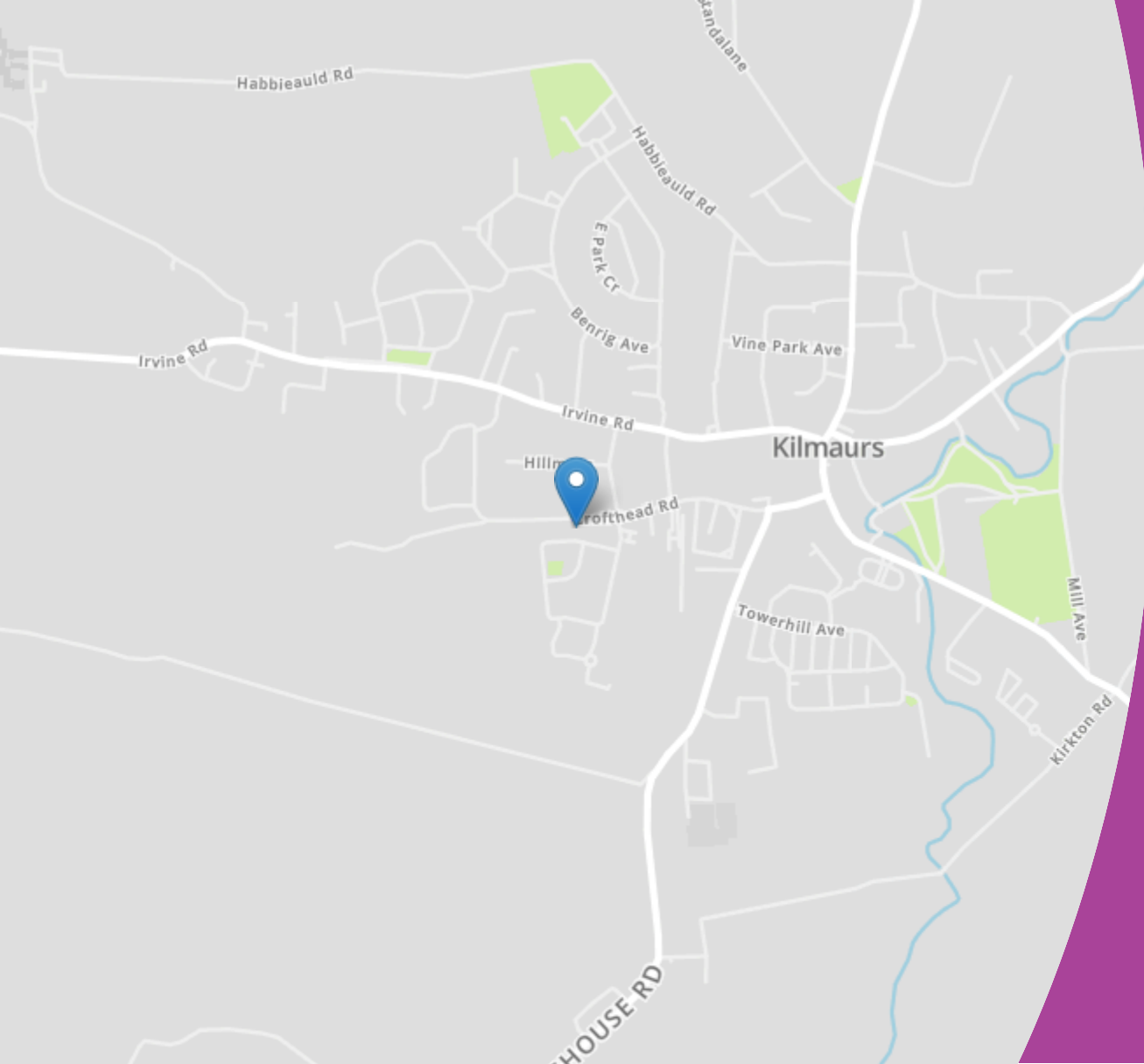
Boasting a generous sized plot, this family home offers private garden grounds to the front and rear with a generous monobloc driveway with ample off street parking to the front. Front gardens are laid to lawn. The large rear gardens offer a paved patio seating area with direct access from the dining room making this the perfect place for outdoor entertaining and Al fresco dining. The patio extends to a generous lawn.

Council Tax Band

Band E

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

Greig Residential
18 Henrietta Street, East Ayrshire
KA4 8HQ
01563 501350
info@greigresidential.co.uk