



2 Kirkland Park Gardens

Darvel, KA17 0JD

Offers Over £199,995

GREIG
Residential



Kirkland Park Gardens

Darvel, KA17 0JD

Greig Residential are delighted to present to the market this charming three bedroom modern detached bungalow boasting a substantial sized corner plot with large driveway, private gardens and garage. A rarely available home located in a popular area of Darvel, which has been lovingly maintained, this is sure to appeal to a wide range of buyers. Internally complete with three double bedrooms, two public rooms, kitchen, family bathroom and master en suite, early viewings are advised.





Entrance Hallway

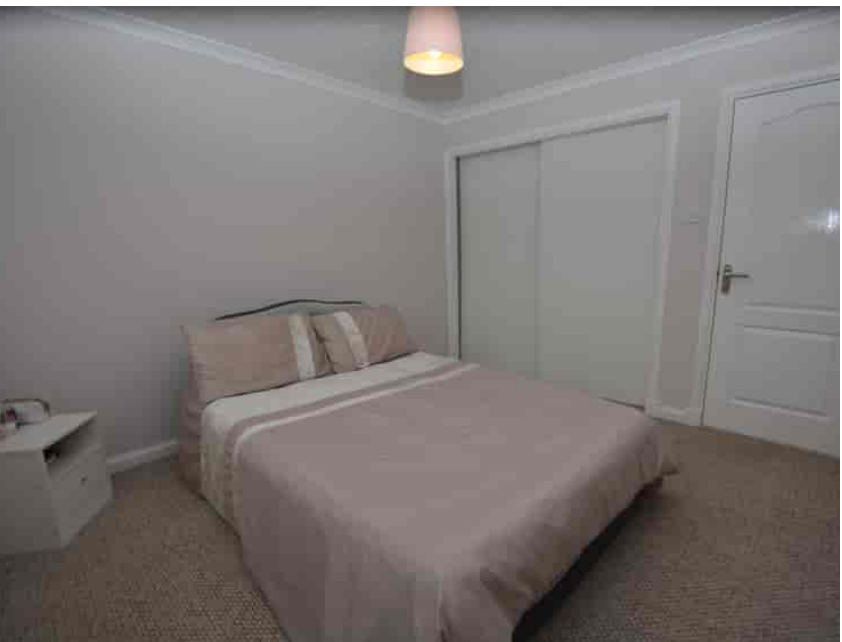
5.15m (16' 11") x 5.30m x 1.38m (17' 5" x 4' 6") Welcoming 'L' shaped entrance hallway providing door access to lounge, kitchen, dining room, bathroom and three bedrooms with neutral decor and ceiling coving, fitted carpet and practical storage cupboard.

Formal Lounge

4.83m x 4.20m (15' 10" x 13' 9") Generously proportioned main apartment with fresh contemporary decor with ceiling cornice and laminate flooring. Feature double glazed bay window to the front and plentiful space for freestanding furniture.

Kitchen

4.21m x 3.25m (13' 10" x 10' 8") Modern fully fitted kitchen offering a range of contemporary wall and base cream shaker style units with stone effect work surfaces. Integrated appliances including five ring gas hob, oven and hood, fridge/freezer and wine cooler. Plumbing/space for washing machine, stainless steel sink and drainer, freestanding island, neutral decor, ceiling coving and beautiful herringbone oak hardwood flooring. Ceiling spotlights, double sliding door access to dining room, double glazed window to the side and door leading out to the side gardens.



Dining Room

5.11m x 2.47m (16' 9" x 8' 1") With access from both the kitchen and hallway, the dining room is a versatile multi use room which could be utilised as a family room/second lounge, offering laminate flooring, neutral decor and ceiling coving. Double glazed French doors leading out into the rear gardens.

Bedroom One

3.49m x 3.02m (11' 5" x 9' 11") The master bedroom is a generous double with neutral contemporary decor, ceiling coving and fitted carpet. Fitted mirrored door wardrobes providing storage space, door access to ensuite and double glazed window to the rear.

Master En Suite

2.53m x 0.89m (8' 4" x 2' 11") Three piece master en suite shower room comprising of wash hand basin, wc and corner cubicle with electric overhead shower. Fully tiled walls, vinyl flooring and rear facing double glazed window.

Bedroom Two

3.46m x 3.10m (11' 4" x 10' 2") The second double bedroom is complete with neutral decor, ceiling coving, fitted carpet and fitted wardrobes. Double glazed window to the front.



Bedroom Three

3.35m x 2.49m (11' 0" x 8' 2") Bedroom three is a double room again and is front facing with a double glazed window, fitted carpet and neutral decor

Bathroom

3.30m x 1.60m (10' 10" x 5' 3") Completing the accommodation is the stylish three family bathroom suite comprising of wash hand basin with vanity storage, wc and bath with mixer taps. Contemporary wet wall finish around walls, vinyl flooring, ceiling coving, heated towel rail and rear facing double glazed window.

External

Boasting an expansive sized corner plot, this family bungalow has low maintenance wraparound gardens to the front, side and rear. The large front gardens are mostly laid to chips with sizeable monobloc driveway allowing plentiful off street parking leading to the integral garage with up and over door access. The generous rear gardens comprise of chipped area, manicured lawn, paved patio and modern raised decking. The rear gardens are enclosed by fencing allowing for a safe and peaceful outdoor space.

Council Tax

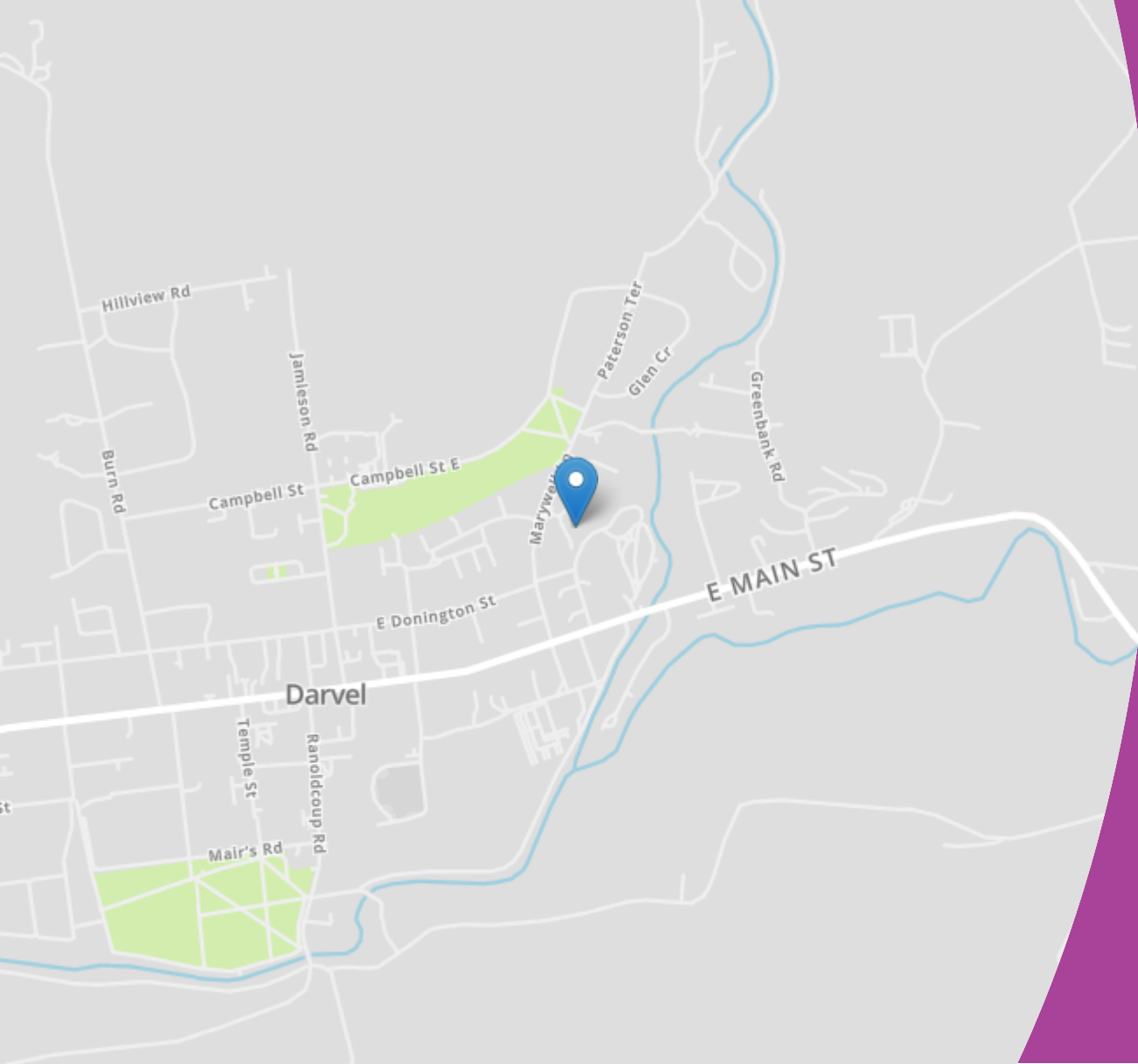
Band E

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