



7 Causeway Road  
Darvel, KA17 0HZ  
P.O.A.

**GREIG**  
*Residential*



# Causeway Road

Darvel, KA17 0HZ

Greig Residential are delighted to present to the market this charming two bedroom semi detached villa located in the ever popular town of Darvel with direct access to local amenities and transport links, complimented by open outlooks across the Lanfine Estate. Offering spacious neutrally decorated living space with low maintenance private gardens and plentiful off-street private and communal parking, this is sure to appeal to a wide range of buyers from first time home owners or those looking to downsize.







### Hallway

2.50m x 2.50m (8' 2" x 8' 2") Accessed by outer white UPVC door into hallway offering neutral décor, fitted carpet, double glazed window to the side and door access to lounge and kitchen.

### Lounge

5.66m x 3.50m (18' 7" x 11' 6") Generous proportioned main apartment offering neutral décor, fitted carpet and double glazed windows to the front and rear.

### Kitchen

3.09m x 2.60m (10' 2" x 8' 6") Fitted kitchen offering ample wall and base units with marble effect work surfaces, four burner gas hob and extractor hood, composite sink and drainer, plumbing/space for washing machine and fridge freezer, marble effect wet wall splashback, double glazed window to the rear and door giving access to rear gardens.

### Bedroom One

4.19m x 2.75m (13' 9" x 9' 0") Generous double bedroom offering neutral décor, fitted carpet, fitted wardrobes and window to the front.

### Bedroom Two

3.56m x 2.84m (11' 8" x 9' 4") Generous double bedroom offering neutral décor, fitted carpet, storage cupboard and window to the rear.

### Shower Room

1.80m x 1.80m (5' 11" x 5' 11") Three piece white suite comprising of WC, wash hand basin and corner shower cubicle, vinyl flooring, wet wall and double opaque window to the rear.

### External

Generous low maintenance private gardens to the rear laid with paving and offering storage facilities.

Offering plentiful off street parking to the front in communal area and private to the rear in garage.

### Council Tax Band

Band A

### DISCLAIMER

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