



132 Ballochmyle Avenue

Auchinleck
Cumnock, KA18 2JQ
P.O.A.

GREIG
Residential



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Greig Residential are delighted to present this generous two bedroom plus box room semi detached villa boasting a prominent corner position with extensive wraparound garden grounds, large driveway and immediate countryside outlooks to the rear. Located within a popular residential area of Auchinleck close to local amenities, this family sized villa offers a wealth of potential and would suit a wide range of purchasers.





Hallway

2.97m x 2.05m (9' 9" x 6' 9") With access via the outer UPVC door, the welcoming entrance hallway provides access to lounge and kitchen with neutral decor, fitted carpet, double glazed window to the front and carpeted staircase leading to the upper level.

Formal Lounge

5.81m x 3.06m (19' 1" x 10' 0") The generously proportioned main apartment offers neutral decor and fitted carpet, ceiling coving, feature electric fireplace. Dual aspect double glazed windows to the front and rear, plentiful space for freestanding furniture.

Kitchen

3.64m x 2.93m (11' 11" x 9' 7") Generous fitted kitchen offering a range of storage units with complimentary work surfaces, stainless steel sink and drainer, plumbing/space for appliances including cooker, washing machine and fridge/freezer. Laminate flooring, soft decor, practical storage cupboard, double glazed window to the rear and door leading out into the rear gardens.

Bedroom One

4.10m x 2.76m (13' 5" x 9' 1") On the upper level the master bedroom is a generous double comprising of soft neutral decor, fitted carpet and double glazed window to the rear with idyllic open outlooks.

Bedroom Two

4.09m x 3.00m (13' 5" x 9' 10") The second double bedroom is front facing with a double glazed window, useful storage cupboard, neutral decor and fitted carpet.

Box Room

2.02m x 1.95m (6' 8" x 6' 5") Practical box room currently housing the boiler offers neutral decor, fitted carpet and front facing double glazed window.

Bathroom

1.94m x 1.75m (6' 4" x 5' 9") Completing the accommodation is the three piece family bathroom suite comprising of wash hand basin, wc and bath. Tiling to walls, vinyl flooring and double glazed opaque window to the rear.

External

Boasting a sizeable wraparound plot, this villa offers private garden grounds to the front and rear with extensive driveway to the front and side providing plentiful off street parking for several vehicles. The front gardens are laid to lawn with the large rear gardens also mostly laid to lawn with paved pathway. The rear gardens provide an idyllic outdoor spot with immediate neighbouring countryside outlooks.

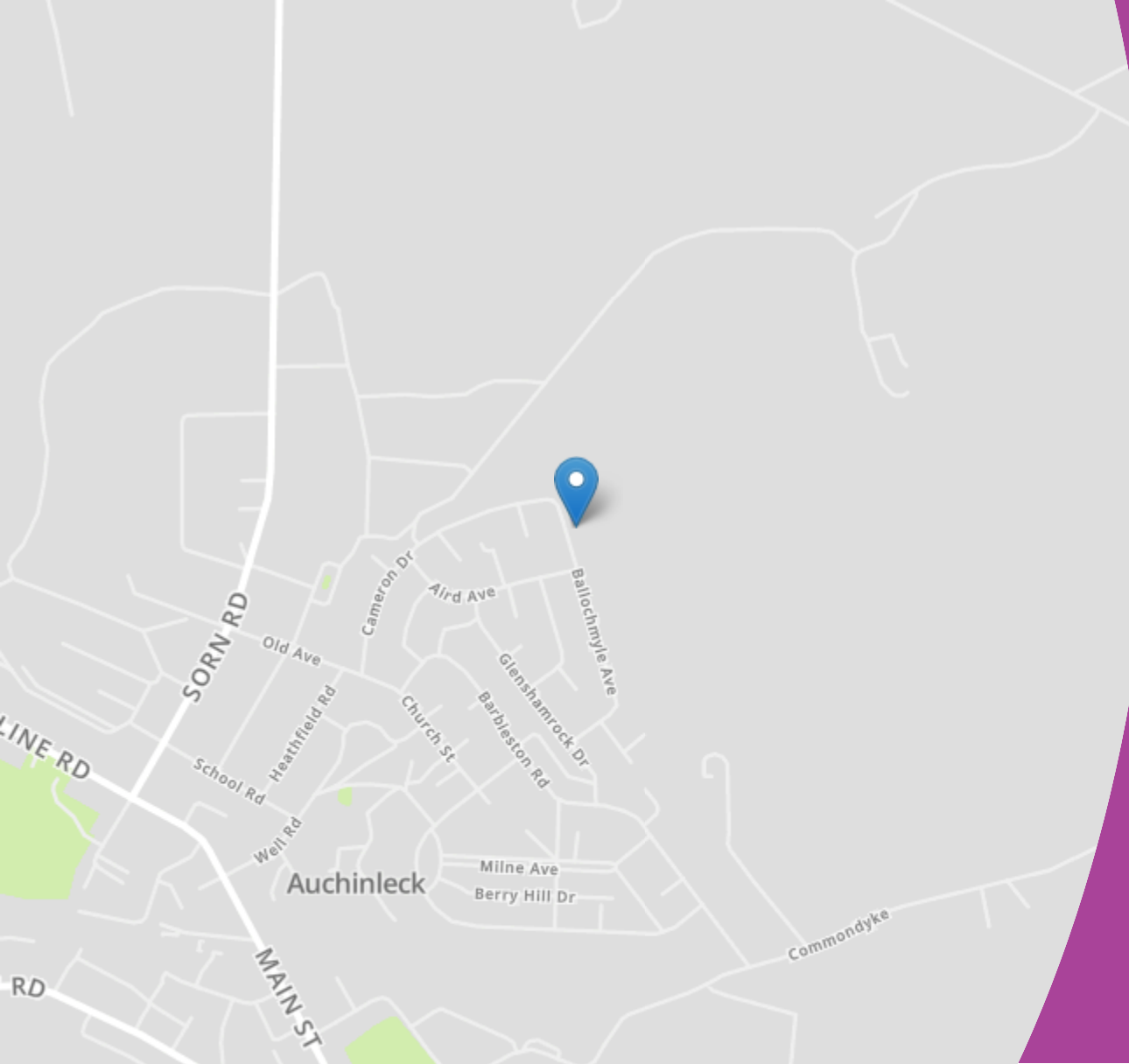
Council Tax

Band A

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