



2 Glenbrig
Darvel, KA17 0JA
P.O.A.

GREIG
Residential



Glenbrig

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Greig Residential are delighted to present to the market this substantial seven apartment modern detached villa boasting plentiful sizeable apartments offering flexible family accommodation all on the level which has been well maintained by the current owner. Located in a highly sought after, rarely available area of Darvel boasting large corner plot positioning, double integral garage and driveway offering ample off street parking. Early viewings are advised.





Porch

3.53m x 2.10m (11' 7" x 6' 11") With access via the outer wooden door is the sizeable welcoming entrance porch offering neutral decor with fitted carpet, ceiling coving and spotlights. Double glazed window to the front and side facing full length double glazed window to the side, inner door access to hallway.

Hallway

4.13m x 1.51m (13' 7" x 4' 11") Substantial sized 'L' shaped hallway with three practical storage cupboards, neutral decor, ceiling coving, spotlights and fitted carpet. Door access to most apartments.

Formal Lounge

6.02m x 5.33m (19' 9" x 17' 6") The formal lounge is a large main apartment offering feature fireplace within decorative stone surround, neutral decor with ceiling coving and central rose, fitted carpet. Large double glazed picture window to the front and plentiful space for freestanding furniture.



Dining Room

3.32m x 2.93m (10' 11" x 9' 7") The generous dining room is a flexible use room offering neutral decor with fitted carpet, ceiling coving and double glazed window to the rear overlooking the gardens.

Sitting Room

4.09m x 3.32m (13' 5" x 10' 11") The second family room currently used as a sitting room offers double glazed sliding patio doors leading out to the rear gardens, fresh decor, ceiling coving and fitted carpet.

Kitchen/Dining

5.33m x 4.46m (17' 6" x 14' 8") Generous dining sized fitted kitchen offering plentiful wall and base storage units with complimentary work surfaces, integrated fridge, oven, gas hob and hood. Plumbing/space for dishwasher, anthracite sink and drainer, two double storage cupboards, neutral decor with ceiling coving and flotec flooring. Fitted carpet at dining area, double glazed window to the rear with open outlooks and double glazed sliding patio doors leading out to the rear gardens. Plentiful space for dining table and chairs, door access to utility room.



Utility Room

2.37m x 1.64m (7' 9" x 5' 5") Useful separate utility room with access via the kitchen with additional storage units and work surfaces, plumbing/space for appliances including fridge/freezer, washing machine and tumble dryer. Stainless steel sink and drainer, neutral decor, ceiling coving and door to side gardens.

Cloaks/WC

1.88m x 1.80m (6' 2" x 5' 11") Practical two piece cloaks/wc comprising of wash hand basin and wc, contemporary decor with half height tiling around walls, vinyl flooring, ceiling spotlights and coving. Small double glazed window to the front.

Master Bedroom

4.10m x 3.32m (13' 5" x 10' 11") The master bedroom is a sizeable double offering contemporary decor, fitted carpet, ceiling coving and two double mirrored door fitted wardrobes providing ample storage space. Access to master dressing room.

Dressing Room

3.43m x 1.48m (11' 3" x 4' 10") Practical master dressing room with two double mirrored door fitted wardrobes, contemporary decor with fitted carpet, double glazed window to the rear and leads to the master en suite.



Master En Suite

2.10m x 1.82m (6' 11" x 6' 0") Three piece master en suite shower room comprising of wash hand basin and wc vanity combination unit, electric shower within cubicle. Contemporary wet wall finish to walls, vinyl tiled flooring, heated towel rail and double glazed window to the rear.

Bedroom Two

4.10m x 3.05m (13' 5" x 10' 0") The second bedroom is a generous double with soft modern decor, fitted carpet and double glazed window to the front. Two double mirrored door fitted wardrobes offering ample storage space.

Bedroom Three

3.01m x 2.97m (9' 11" x 9' 9") Bedroom three has contemporary neutral decor with fitted carpet, mirrored door fitted wardrobes and is a spacious double room. Front facing double glazed window.

Bedroom Four

3.02m x 2.92m (9' 11" x 9' 7") The fourth double bedroom is front facing with a double glazed window, mirrored door fitted wardrobes, neutral decor, fitted carpet and ceiling spotlights.



Bathroom

3.35m x 1.79m (11' 0" x 5' 10") Completing the accommodation is the four piece modern family bathroom suite comprising of wash hand basin with vanity storage unit, wc, bath with mixer taps and separate shower cubicle with electric shower. Monochrome style tiling to walls, vinyl flooring, contemporary decor, ceiling spotlights and heated towel rail. Double glazed window to the rear.

Externally

Boasting a substantial sized corner plot with large garden grounds to the front and rear with generous monobloc driveway offering ample off street parking leading to the integral double garage with up and over door access. The front gardens are low maintenance laid to chips with monobloc pathway. The sizeable, well maintained wraparound rear gardens comprise of a well manicured sizeable lawn, large paved patio area and paved pathway, also boasting open countryside outlooks. The rear gardens are enclosed by fencing allowing for a safe and peaceful outdoor family space.

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