



13 Muirend Road
Kilmarnock, KA3 2DD
P.O.A.

GREIG
Residential



Muirend Road

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Proudly presenting to the market this charming two bedroom ground floor flat located within the ever popular residential area of Onthank in Kilmarnock, ideally situated within walking distance to a range of popular schooling, local amenities and with close proximity to transport links to Ayr and Glasgow. Boasting spacious all on the level accommodation offering a wealth of potential, further complimented by enclosed private gardens and plentiful off street private parking on driveway, this would appeal to a wide range of buyers from first time home owners to those looking to downsize.





Hallway

4.55m x 2.55m (14' 11" x 8' 4") Accessed by outer white UPVC door into hallway offering neutral décor, fitted carpet, three storage cupboards and door access to lounge, kitchen, bathroom and two bedrooms.

Lounge

4.65m x 3.60m (15' 3" x 11' 10") Generous main apartment offering neutral décor, fitted carpet, electric fire set within brick surround, wood wall panelling and double glazed window to the rear.

Kitchen

3.75m x 2.30m (12' 4" x 7' 7") Fitted kitchen offering ample wall and base units, integrated oven with four burner gas hob, plumbing/space for washing machine and fridge freezer, stainless steel sink and drainer, breakfast bar seating area, tiled flooring and door access to rear gardens.

Bedroom One

4.50m x 2.65m (14' 9" x 8' 8") Generous double bedroom offering neutral décor, fitted carpet, fitted bedroom furniture and double glazed window to the front.

Bedroom Two

3.48m x 2.96m (11' 5" x 9' 9") Generous double bedroom offering neutral décor, fitted carpet and double glazed window to the front.



Bathroom

2.18m x 1.70m (7' 2" x 5' 7") Three piece white suite comprising of WC, wash hand basin combination unit and electric shower over jacuzzi bath, tiling to walls and floor, ceiling spotlights and double glazed opaque window to the front.

External

Generous enclosed private gardens to the rear laid to lawn with two raised decking areas, perfect for alfresco dining and entertaining.

Further benefiting from plentiful off street parking on paved driveway to the front.

Council Tax Band

Band A

DISCLAIMER

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