



# 93 Montgomerie Street

Tarbolton

Mauchline, KA5 5QD

Offers Over £49,995

**GREIG**  
*Residential*



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Greig Residential are delighted to present to the market this traditional upper three bedroom flat located in the heart of Tarbolton close to local amenities, schooling and transport links. Having been fully refurbished offering spacious contemporary accommodation with a modern open plan layout, fresh neutral decor, stylish fixtures and fittings and newly fitted carpeting throughout, this property is also complemented by communal and private gardens, a driveway and allocated parking.

This is the ideal first time buy, family home or investment and is sure to impress all who view.





### Hallway

5.87m x 4.06m x 1.16 (19' 3" x 13' 4" x 3'10") Access is given to a welcoming 'L' shaped hallway offering fresh crisp white decor, practical storage cupboard and newly fitted carpeting. The hallway gives access to the lounge, three bedrooms and shower room.

### Lounge

4.47m x 3.52m (14' 8" x 11' 7") Generously proportioned main apartment with contemporary open plan layout to kitchen, freshly decorated with fresh white decor, ceiling coving, feature electric fire place, plentiful space for free standing furniture, a newly fitted stylish carpet and a double glazed window to the front.

### Kitchen

4.72m x 2.97m (15' 6" x 9' 9") Dining sized modern kitchen complete with white gloss wall and base units offering plentiful storage with complementary work surface, integrated oven, ceramic hob, stainless steel sink and drainer, plumbing and space for fridge freezer and washing machine, crisp white decor, wet wall splashback, ceiling coving, laminate flooring and a double glazed window to the rear offering open outlooks over the park and open countryside.

### Bedroom One

3.50m x 3.82m (11' 6" x 12' 6") Spacious master bedroom comprising of crisp white, fitted carpet and a double glazed window to the front.

### Bedroom Two

3.04m x 2.78m (10' 0" x 9' 1") Rear facing double bedroom with crisp white decor, ceiling coving, mirrored door fitted wardrobes, ceiling coving, newly fitted carpet and a double glazed window.

### Bedroom Three

3.04m x 2.42m (10' 0" x 7' 11") Good sized single bedroom with crisp white decor, ceiling coving, fitted carpet and a double glazed window to the front.

### Shower Room

2.63m x 1.60m (8' 8" x 5' 3") Completing the accommodation is the family bathroom comprising of a wash hand basin, wc, good sized shower cubicle with electric shower, heated towel rail, crisp white tiling to walls, laminate flooring and a double glazed window to the rear.

### Externally

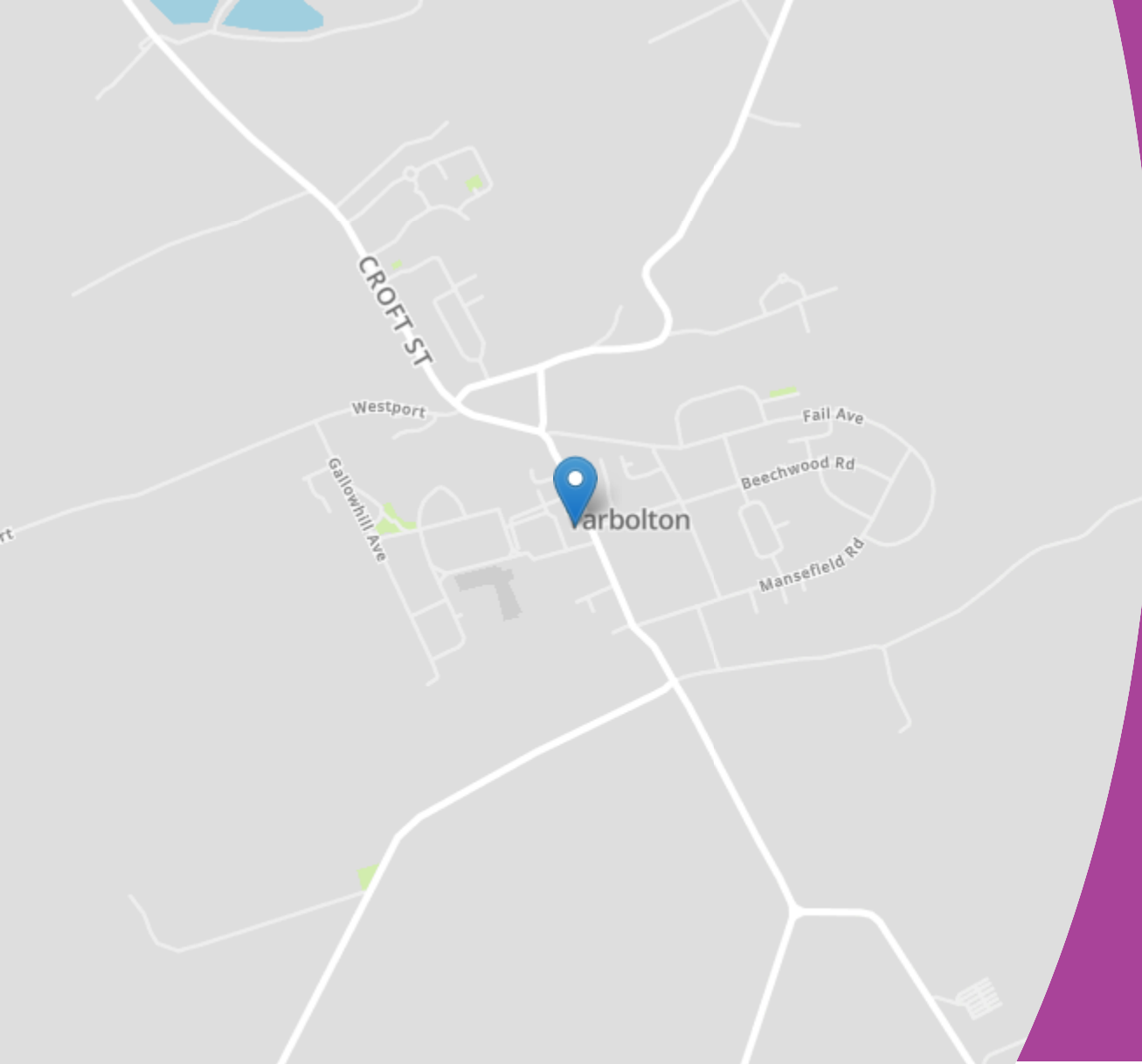
This property boasts both communal and private gardens, the garden is designed with ease of maintenance in mind being laid to chip with a paved patio area perfect for al fresco dining and entertaining, it is also complemented by a driveway and allocated off street parking.

### Disclaimer

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