



36 Lennox Crescent
Kilmarnock, KA1 2LJ
Offers Over £79,995

GREIG
Residential



Lennox Crescent

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Proudly presenting this superb two bedroom upper cottage flat boasting an excellent plot with sizeable driveway & private low maintenance gardens to the side and rear, located within a highly sought after area of Kilmarnock close to town centre and within popular school catchment. Having been lovingly maintained by the current owner, this property is complete with generous apartments, upgraded kitchen and modern decor. We are confident this will appeal to a wide range of purchasers.





Hallway

3.80m x 1.48m (12' 6" x 4' 10") With access via the carpeted entrance stairwell, the welcoming hallway is complete with neutral decor, fitted carpet and large walk in storage cupboard. Access to partially floored loft via ramsay ladder, door access to lounge, two bedrooms and bathroom.

Lounge

4.64m x 3.63m (15' 3" x 11' 11") Generously proportioned main apartment offering contemporary decor and fitted carpet, ceiling coving, double glazed window to the front and door leading to kitchen. Sofa may be included in sale subject to negotiation.

Kitchen

3.59m x 3.00m (11' 9" x 9' 10") Contemporary, spacious fitted kitchen offering a selection of modern cream shaker style wall and base storage units with contrasting oak effect work surfaces. Stainless steel sink and drainer, integrated oven, induction hob and hood, plumbing/space for washing machine, tumble dryer and fridge/freezer. Neutral decor, ceiling coving and spotlights, laminate flooring and double glazed window to the rear. Plentiful space for dining table and chairs.

Bedroom One

4.30m x 3.55m (14' 1" x 11' 8") The master bedroom is an excellent double with modern decor with ceiling coving, fitted carpet, storage cupboard with hanging rail and front facing double glazed window.

Bedroom Two

3.83m x 2.96m (12' 7" x 9' 9") The second double bedroom is rear facing with a double glazed window overlooking the gardens, neutral decor, fitted carpet and storage cupboard housing the boiler.

Bathroom

1.92m x 1.78m (6' 4" x 5' 10") Completing the accommodation is the three piece bathroom suite comprising of wash hand basin, wc and bath with electric over bath shower. Stylish tiling to walls, laminate flooring, wet wall ceiling and spotlights, double glazed opaque window to the rear.

External

Boasting a sizeable low maintenance plot, this upper flat boasts generous private garden grounds to the side and rear, with spacious private driveway to the side providing plentiful off street parking. The side gardens are laid to chips and the rear gardens comprise of a paved patio and large chipped area, bordered by hedging.

Council Tax

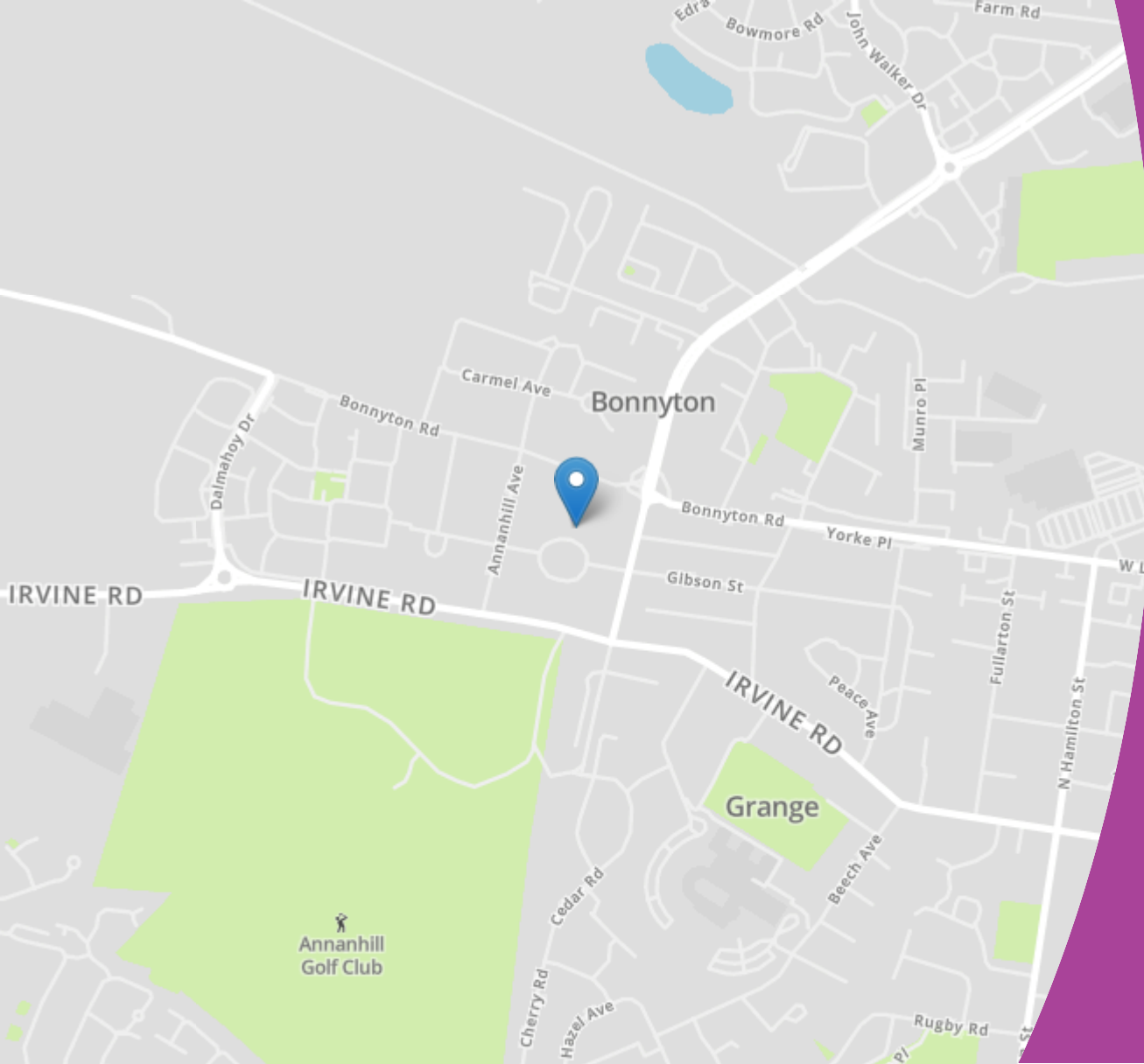
Band A

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