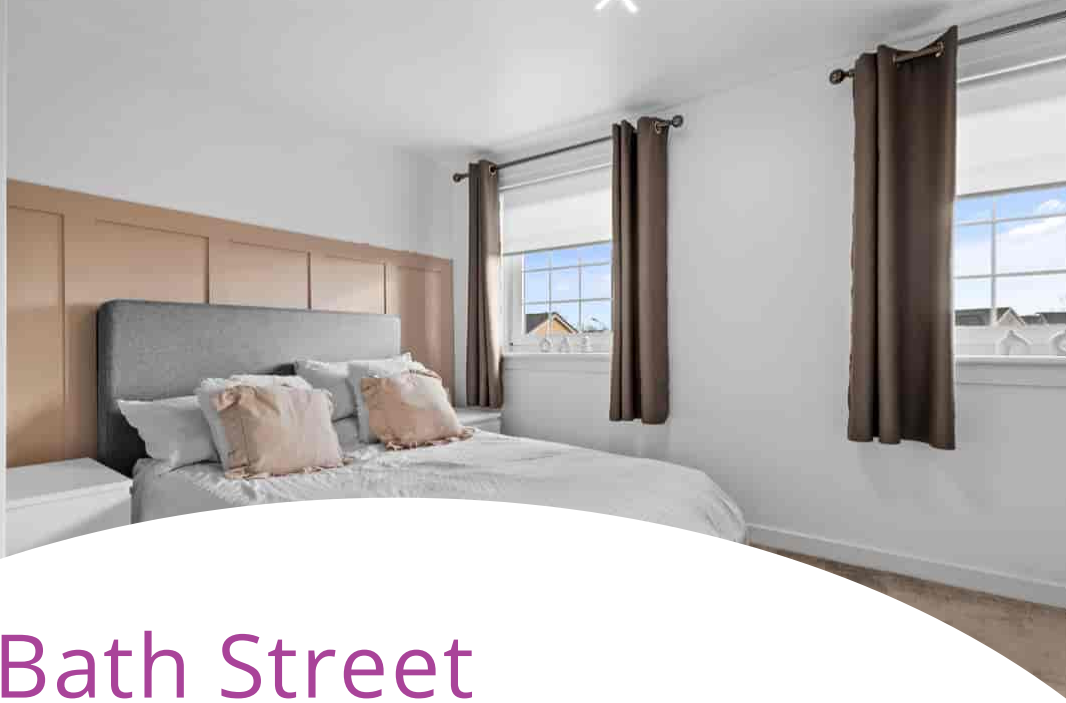




11 Bath Street
Kilmarnock, KA3 1HX
P.O.A.

GREIG
Residential



Bath Street

Kilmarnock, KA3 1HX

Ideally located within The Potteries, a quiet residential area on the periphery of Kilmarnock town centre, this superb two bedroom terraced villa boasts spacious accommodation over two levels complete with modern contemporary decor and stylish fixtures and fittings throughout. Located within ease of access to all local amenities, schooling and transport links, this is the ideal first time buy, downsize or family home and is sure to impress all who view.





Hallway

1.02m x 1.19m (3' 4" x 3' 11") Accessed via the outer white UPVC opaque double glazed door, crisp white decor, fitted carpet, door access to the living room and access to the upper level via carpeted staircase.

Livingroom

2.98m x 3.90m (9' 9" x 12' 10") Generous main apartment featuring neutral decor, fitted carpet, door access to the kitchen and double glazed window to the front.

Kitchen

3.92m x 2.84m (12' 10" x 9' 4") Modern fitted kitchen offering an array of wall and base units, marble effect work surfaces, integrated induction hob, electric oven, integrated dishwasher, space for free standing fridge freezer and washing machine, stainless steel sink and drainer, white metro tiled splash back, vinyl flooring, double glazed window to the rear and outer UPVC opaque double glazed door giving access to the rear garden.

Bedroom One

3.92m x 3.29m (12' 10" x 10' 10") Double bedroom offering crisp white decor with contrasting decorative panelling, fitted carpet, fitted double wardrobe, storage cupboard, two double glazed windows to the front.

Bedroom Two

1.95m x 3.45m (6' 5" x 11' 4") Bedroom featuring neutral decor, fitted carpet and double glazed window to the rear.

Bathroom

1.86m x 1.66m (6' 1" x 5' 5") Modern three piece bathroom, offering a WC, wash hand basin with vanity storage, mains shower over bath, tile effect wet wall finish, ceiling spotlights and double glazed opaque window to rear.

Externally

This property further benefits both front and rear gardens. The front garden offers a well manicured lawn and the rear garden features a manicured lawn and patio area laid to slab perfect for al fresco dining.

Council Tax Band

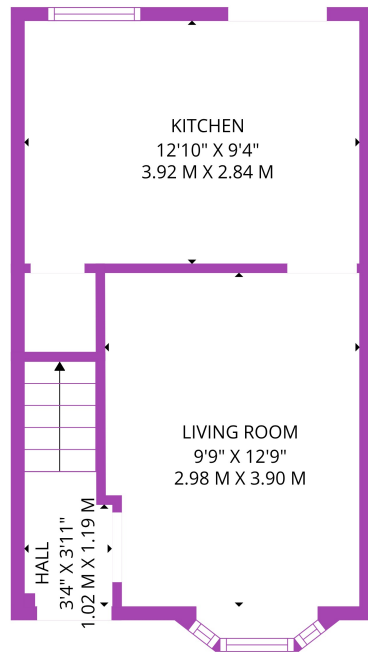
Band B

Disclaimer

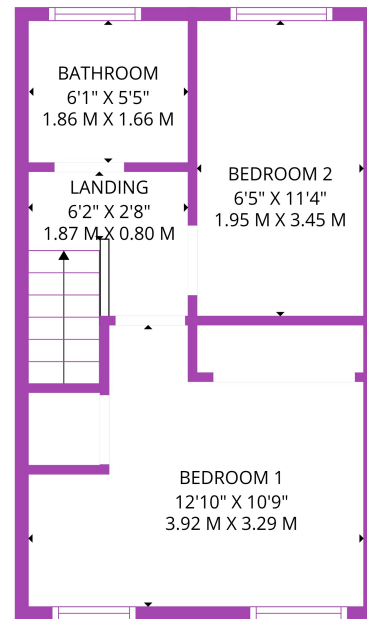
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GREIG *Residential*



FLOOR 1



FLOOR 2

TOTAL: 578 sq. ft, 54 m2

FLOOR 1: 289 sq. ft, 27 m2, FLOOR 2: 289 sq. ft, 27 m2

EXCLUDED AREAS: BAY WINDOW: 6 sq. ft, 1 m2, WALLS: 48 sq. ft, 4 m2

SIZES AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY. © FOUR WALLS MEDIA



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Residential

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