

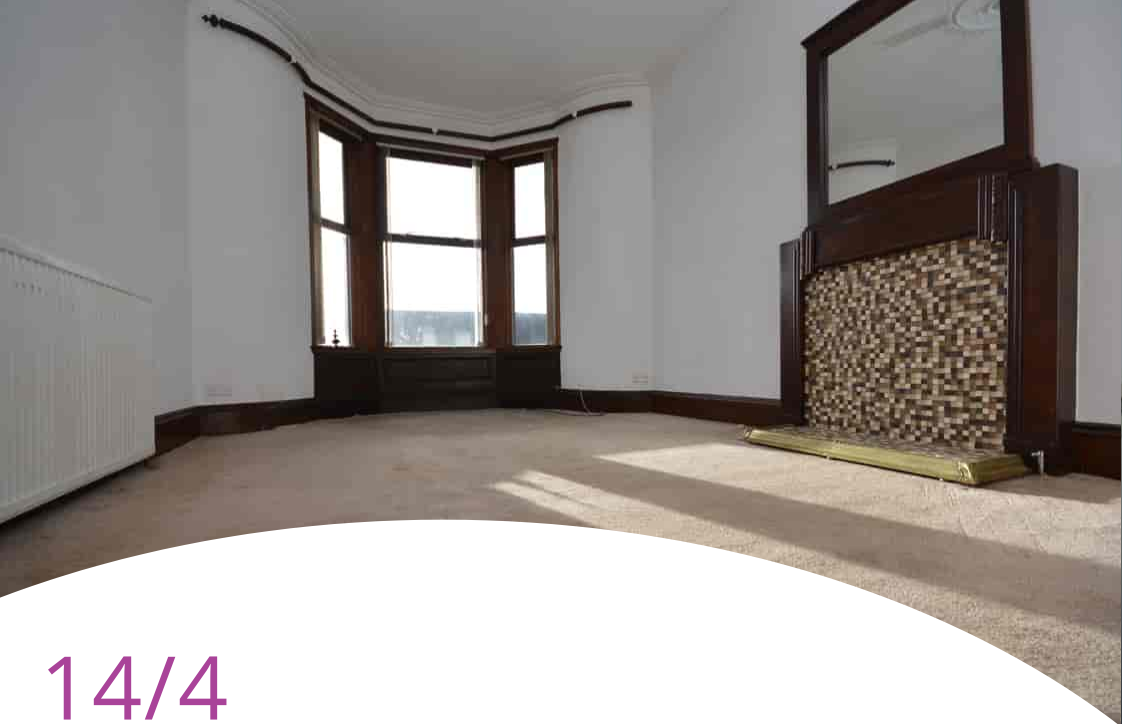


14/4

Armour Terrace, West Donington Street

P.O.A.

**GREIG**  
*Residential*



14/4

Darvel, KA17 0AP

Greig Residential are delighted to present to the market this traditional one bedroom upper flat, located within the heart of Darvel offering ease of access to local amenities and transport links. Offering spacious accommodation with a wealth of traditional features throughout and complemented by communal and private landscaped gardens to the rear. This is sure to appeal to a wide range of buyers from first time home owners, those looking to downsize and investors.





### Hallway

3.32m x 2.70m (10' 11" x 8' 10") Access is given via an outer wooden door to a welcoming entrance hallway offering fresh white decor, traditional high ceiling with decorative architrave, practical storage cupboard, traditional hardwood skirtings and tiled flooring. Hardwood doors give access to the lounge, kitchen, bedroom and bathroom.

### Lounge

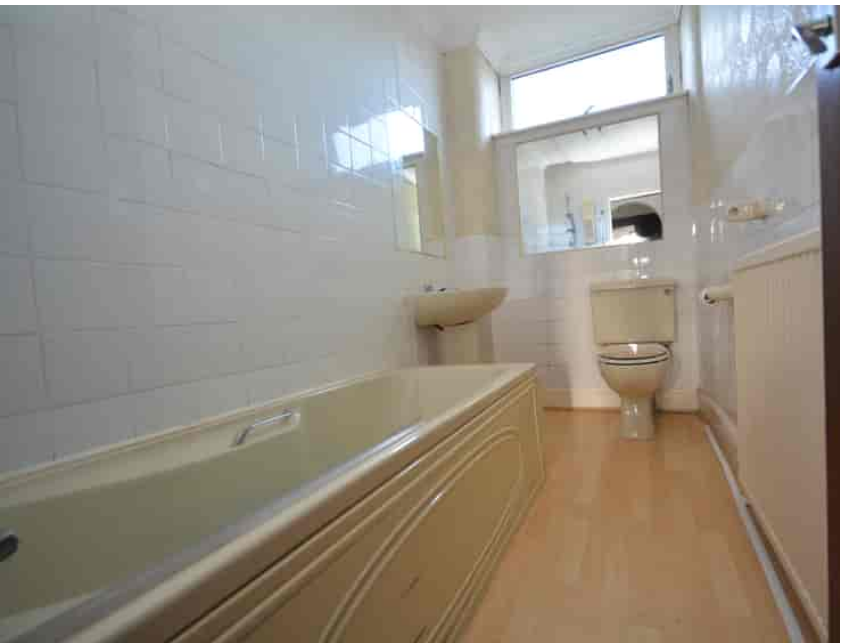
5.82m x 3.59m (19' 1" x 11' 9") Generously proportioned main apartment boasting neutral decor, a feature tiled and wood mantelpiece, traditional ceiling coving and central rose, high ceiling, traditional hardwood skirtings, fitted carpet and a large traditional bad double glazed window to the front.

### Kitchen

3.85m x 2.00m (12' 8" x 6' 7") Fully fitted kitchen complete with ample wall and base storage units with complementary work surface, integrated oven, gas hob with extractor hood, stainless steel sink and drainer, plumbing and space for fridge freezer, neutral decor, tiled splash back, tiled flooring and a double glazed window to the front.

### Bedroom

3.78m x 3.45m (12' 5" x 11' 4") Generous double bedroom with neutral decor, fitted wardrobes providing ample storage, double glazed window to the rear and a door leading to the utility. Requires floor coverings.



### Utility Room

2.43m x 1.55m (8' 0" x 5' 1") A practical utility comprising of additional base units, plumbing and space for a washing machine and tumble drier, housing the central heating boiler, laminate flooring and a double glazed window to the rear.

### Bathroom

2.80m x 1.48m (9' 2" x 4' 10") Completing the accommodation is the bathroom comprising of a wash hand basin, wc, bath with overhead electric shower, tiling to walls, laminate flooring and a double glazed opaque window to the rear.

### Externally

This property boasts spacious well maintained private and communal gardens complete with a large well manicured lawn area and an area laid to chips.

### Council Tax Band

Band A

### Disclaimer

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