



17 Cathkin Place

Kilwinning, KA13 6TP

Offers Over £115,000

GREIG
Residential



Cathkin Place

Kilwinning, KA13 6TP

We are delighted to present to the market this superb two-bedroom semi-detached villa, situated in a sought-after residential area of Kilwinning, providing ease of access to local amenities, transport links, and schools. Having been lovingly maintained offering ample living space across two levels featuring modern decor and contemporary fixtures and fittings throughout, complimented by sizeable private gardens and plentiful off-street parking, making it an attractive prospect for a wide range of buyers from first-time home owners to those looking to downsize.





Hallway

1.12m x 1.13m (3' 8" x 3' 8") Access via outer white UPVC door into hallway offering contemporary sage décor, laminate flooring, carpeted staircase to upper level and door access to lounge.

Lounge

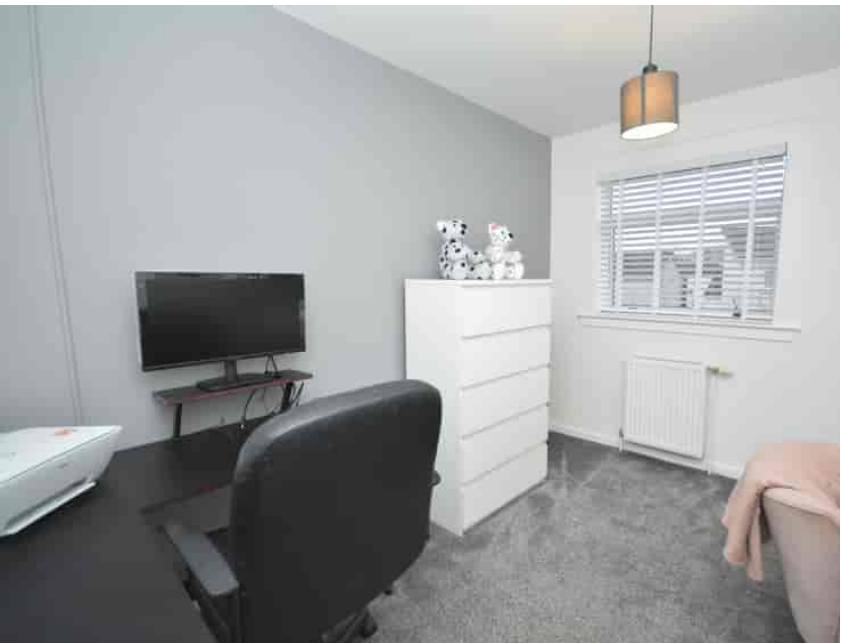
4.18m x 3.26m (13' 9" x 10' 8") Generous main apartment with partial open plan layout to dining/kitchen offering white décor, laminate flooring, storage cupboard, two stylish wall lights and double glazed window to the front.

Kitchen/Dining

4.20m x 2.38m (13' 9" x 7' 10") Modern fitted kitchen offering ample navy shaker style wall and base units with contrasting white work surfaces, integrated over with induction hob, stainless steel sink and drainer, tiled splashback, plumbing/space for fridge, freezer and washing machine, plentiful space for dining table and chairs, laminate flooring, double glazed window to the rear and door access to rear gardens.

Bedroom One

3.20m x 3.18m (10' 6" x 10' 5") Generous double bedroom offering white/grey décor, fitted carpet, fitted wardrobes and two double glazed windows to the front.



Bedroom Two

3.36m x 2.35m (11' 0" x 7' 9") Generous double bedroom offering white/grey décor, fitted carpet and double glazed window to the rear.

Shower Room

2.36m x 1.75m (7' 9" x 5' 9") Newly fitted three piece suite comprising of WC, wash hand basin vanity unit and shower cubicle with overhead rainfall shower, matt black heated towel rail, grey wet wall finish to walls, vinyl flooring, ceiling spotlights and double glazed opaque window to the side.

Garden

The private gardens at the rear feature a patio and artificial grass leading to a pergola, ideal for outdoor dining and entertainment.

The property also boasts ample off-street parking with a paved driveway and carport to the side, complimented by a chipped front garden.

Council Tax Band

Band C

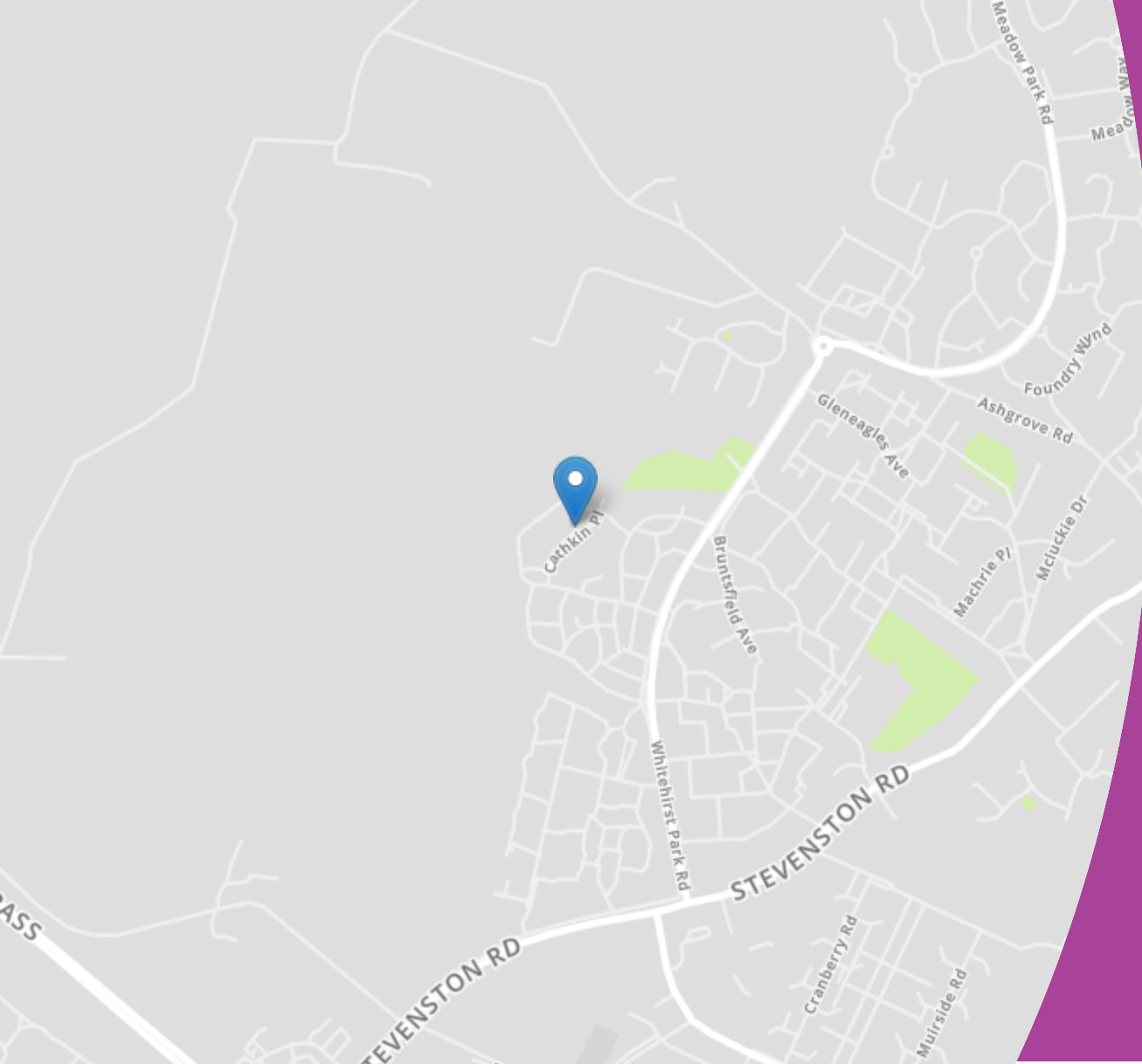


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