



U/I, 10 Ranoldcoup Road  
Darvel, KA17 0JU  
P.O.A.

**GREIG**  
*Residential*



# Ranoldcoup Road

Darvel, KA17 0JU

Located in the heart of the historic village of Darvel is this charming one bedroom traditional sandstone upper flat, offering spacious accommodation with traditional features and immediate access to local amenities and public transport links. The property enjoys an outlook over "The Corner", Darvel's award winning community and events space, which hosts a variety of popular markets and local events throughout the year, creating a vibrant and welcoming atmosphere right on your doorstep. Having been recently renovated by the current owner this property is sure to appeal to first time buyers and investors alike.





### Hallway

1.15m x 2.37m (3' 9" x 7' 9") Bright hallway offering crisp white decor, fitted carpet and gives door access to the lounge, bedroom and bathroom.

### Lounge

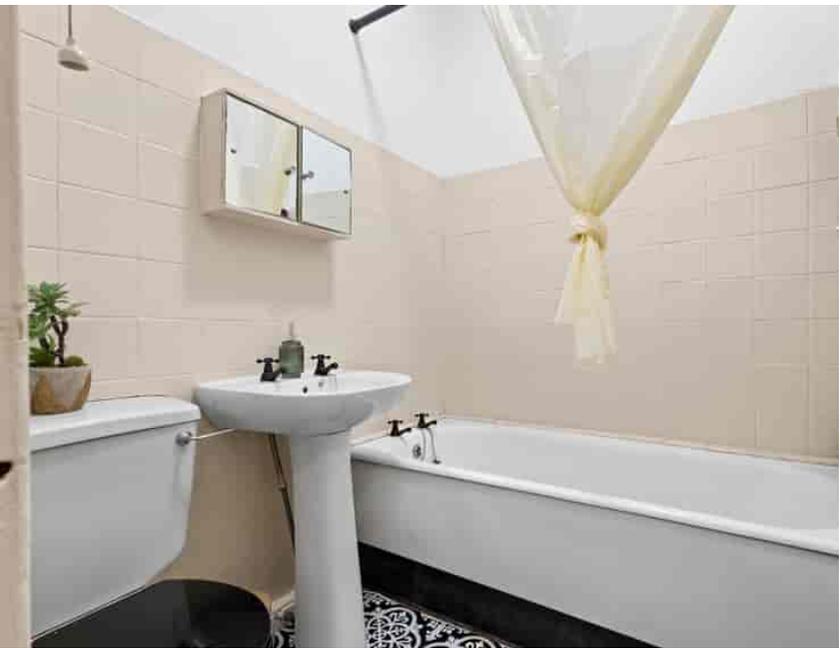
3.19m x 5.87m (10' 6" x 19' 3") Generous main apartment featuring crisp white decor, space for a dining area, fitted carpet and double glazed window to the rear which overlooks the Darvel Parish Church.

### Kitchen

2.61m x 1.67m (8' 7" x 5' 6") Base storage units, housing the washing machine and under counter fridge freezer, complementary wooden work surface, Belfast sink, stylish brushed gold tap, vinyl flooring and double glazed window to the rear.

### Bedroom

4.09m x 4.35m (13' 5" x 14' 3") Spacious master bedroom featuring modern decor, ceiling coving, two storage cupboards and double glazed bay window to the front. Requires floor covering.



### Bathroom

1.92m x 1.68m (6' 4" x 5' 6") Completing the property is a three piece bathroom suite comprising of wash hand basin, WC, electric shower over bath, half height tiled walls and Victorian style vinyl flooring.

### External

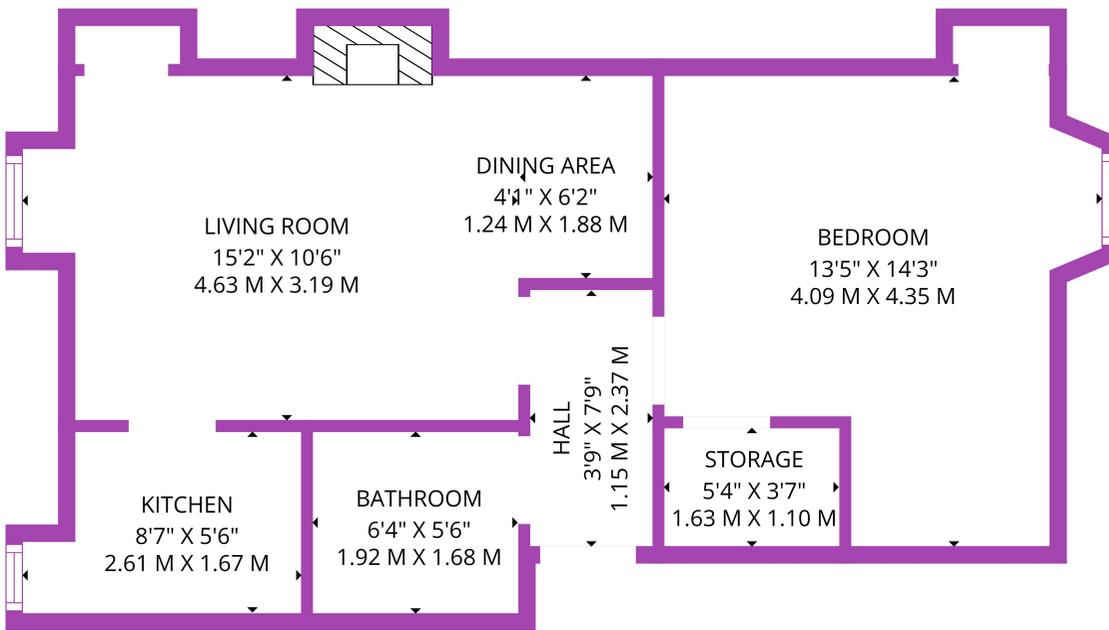
This property further benefits from a communal garden to the rear offering a drying green.

### Council Tax Band

Band A

### Disclaimer

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS. NEITHER GREIG RESIDENTIAL NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY. ALL ROOM DIMENSIONS ARE AT WIDEST POINTS APPROX



**TOTAL: 306 sq. ft, 28 m2**

Ground floor: 306 sq. ft, 28 m2

EXCLUDED AREAS: BEDROOM: 156 sq. ft, 14 m2, STORAGE: 19 sq. ft, 2 m2, FIREPLACE: 7 sq. ft, 1 m2,  
WALLS: 53 sq. ft, 6 m2

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



Greig Residential  
18 Henrietta Street, East Ayrshire  
KA4 8HQ  
01563 501350  
info@greigresidential.co.uk