



33 Gateside Road
Galston, KA4 8EH
P.O.A.

GREIG
Residential



Gateside Road

Galston, KA4 8EH

Proudly presenting to the market this charming two-bedroom upper cottage flat, ideally located in the heart of Galston offering easy access to a range of local amenities, transport links and schooling. The property boasts generous, all-on-one-level living accommodation and has been lovingly maintained complete with neutral decor throughout, further enhanced by private gardens to the side and rear. Whether you're a first-time buyer, someone looking to downsize, or seeking a promising investment opportunity, this attractive flat is sure to impress.





Entry

1.30m x 1.07m (4' 3" x 3' 6") Access via outer brown UPVC door into entry with carpeted staircase giving access to upper level.

Hallway

3.71m x 1.38m (12' 2" x 4' 6") Access via carpeted staircase from entry offering neutral decor, fitted carpet and door access to all apartments.

Storage

2.14m x 1.07m (7' 0" x 3' 6") Access via hallway, providing additional storage space.

Lounge

4.82m x 3.82m (15' 10" x 12' 6") Generous main apartment offering neutral décor, fitted carpet, featuring brick fireplace, ceiling coving and door access to kitchen.

Kitchen

2.97m x 3.37m (9' 9" x 11' 1") Generous fitted kitchen offering ample wall and base units with complimentary work surfaces, integrated oven with four burner gas hob and extractor hood, plumbing/space for fridge freezer and washing machine, space for dining table and chairs, stainless steel sink and drainer, ceiling spotlights, wet wall finish to walls, vinyl flooring and double glazed window to the rear.

Bedroom One

3.71m x 4.26m (12' 2" x 14' 0") Generous double bedroom offering neutral décor, fitted carpet, storage cupboard and double glazed window to the front.

Bedroom Two

2.97m x 3.95m (9' 9" x 13' 0") Generous double bedroom offering neutral décor, fitted carpet storage cupboard and double glazed window to the rear.

Shower Room

1.84m x 1.83m (6' 0" x 6' 0") Three piece suite comprising of WC, wash hand basin and shower cubicle with electric shower, chrome heated towel rail, ceiling spotlights, fully wet wall to walls, vinyl flooring and double glazed opaque window to the rear.

External

Offering generous private gardens to the side and rear, laid to lawn.

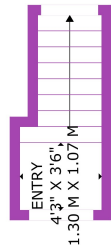
On street parking available to the front.

Council Tax Band

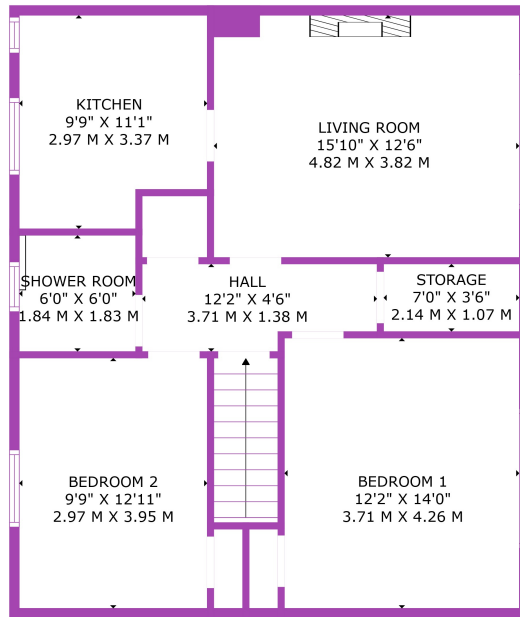
Band A

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FLOOR 1



FLOOR 2

TOTAL: 808 sq. ft, 76 m²
 BELOW GROUND: 38 sq. ft, 4 m²; FLOOR 2: 770 sq. ft, 72 m²
 EXCLUDED AREAS: STORAGE: 25 sq. ft, 2 m²
 WALLS: 71 sq. ft, 6 m²

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