



**Corrigan  
Black**  
Solicitors

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## 2 Fairhaven

Kirn, Dunoon, PA23 8NR

Offers Over  
**£69,995**

# 2 Fairhaven

Corrigall Black are delighted to present to the market this good-sized, 2 bedroom, maisonette flat situated in the popular Fairhaven development in the village of Kirn. Comprising breakfasting kitchen, lounge, modern family bathroom and two double bedrooms the property is located within easy walking distance of the local primary and secondary schools. The property also benefits from fantastic storage options throughout and partial sea views can be enjoyed from one of the bedrooms in its elevated position. Flats in this area always generate keen interest due to their generous space and great location and as such, we recommend early viewing to avoid disappointment.

## Location

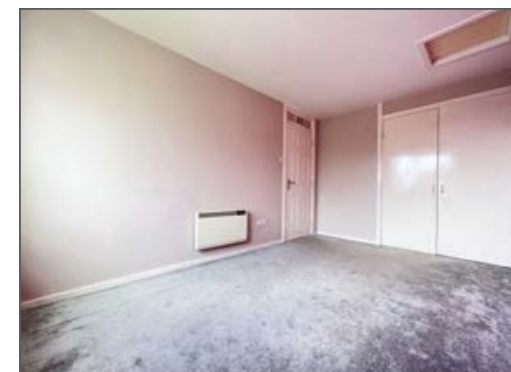
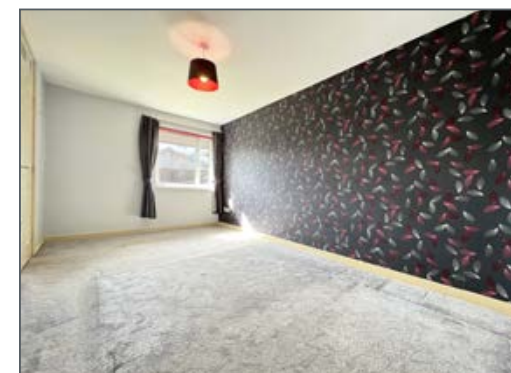
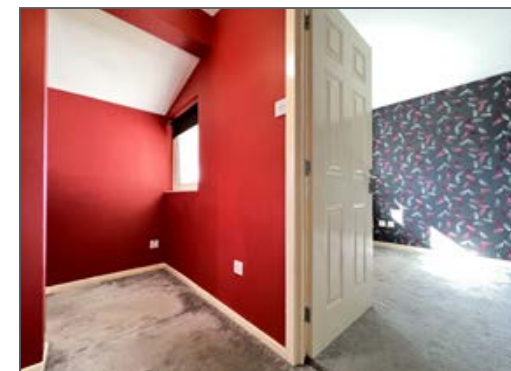
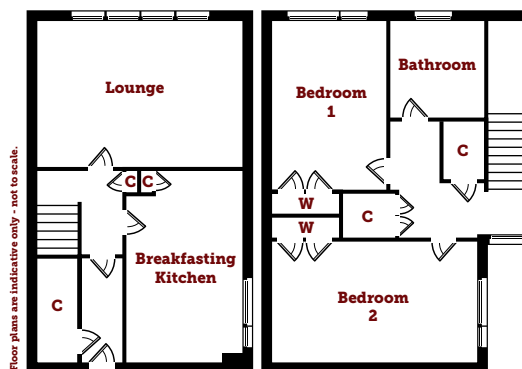
Kirn is a beautiful village which is home to a primary and secondary school, bowling club, Cowal Golf Club and a variety of local shops. Situated just a short distance away is the town of Dunoon, which can be accessed by a lovely walk along the promenade. Dunoon offers a wide range of amenities including GP surgeries, local hospital, cinema and a unique array of shops, cafes, pubs, and restaurants. A passenger ferry leaves from Dunoon, a car/passenger ferry from nearby Hunter Quay and Dunoon can also be accessed by road giving a choice of travel options. The Castle House Museum provides a fantastic insight into the days gone by and is set in the beautiful castle gardens which is next to the Queens Hall, home to a library, Gym, Soft Play and a fantastic venue for live music events and a variety of shows. The local area is enjoyed by many outdoor enthusiasts due to easy access to the hills and water and everything this region of natural beauty has to offer.

## Property Features

- SOUGHT AFTER LOCATION
- DOUBLE GLAZING
- SPACIOUS MAISONETTE
- TWO DOUBLE BEDROOMS
- WELL PRESENTED
- EXCELLENT STORAGE
- RESIDENTS PARKING
- QUICK ENTRY AVAILABLE

## Measurements

Hall / Landing	2.65 m X 0.9 m / 8'8" X 2'11" A.W.P
Lounge	4.8 m X 3.5 m / 15'9" X 11'6" A.W.P
Kitchen	4.52 m X 2.76 m / 14'10" X 9'1" A.W.P
Bedroom 1	3.93 m X 2.67 m / 12'11" X 8'9" A.W.P
Bedroom 2	4.79 m X 2.79 m / 15'9" X 9'2" A.W.P
Bathroom	2.54 m X 2.04 m / 8'4" X 6'8" A.W.P



Whilst every precaution to ensure accuracy has been taken during the preparation of these particulars, if there is any aspect which is critical to your interest or which you find misleading, please contact us for further information. In accordance with the terms of the Property Misdescriptions Act, we wish to clarify the term "NOT TESTED" as pertaining to the fitted Kitchen appliances or indeed any other mechanical items, apparatus or appliances relating to this property, including where applicable the central heating. We wish to make it clear that we have not personally inspected or tested these items and therefore do not warrant either now or at a later date their correct functions. Please note all photographs are taken with a wide angled lens and all measurements are approximate and are taken with a sonic tape measure.

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