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JAS CAMPBELL & CO LTD
—ws—
solicitors notaries estate agents



Detached House
2 Dubbs Road, Stevenston, KA20 3AX
Offers IRO £269,999



rightmove

nTheMarket

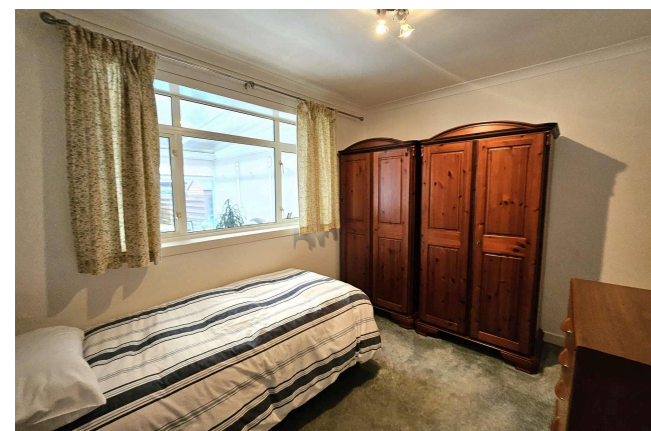
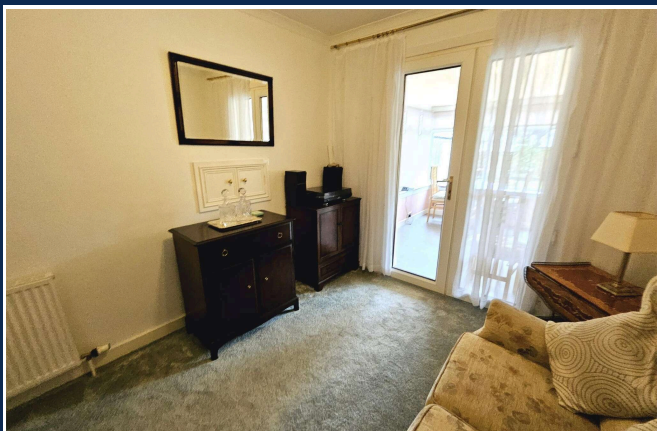
Zoopla

PrimeLocation.com

espc







Jas Campbell & Co Ltd are delighted to be marketing this bright and spacious Detached House which is situated in a desirable seaside location. This delightful family home is well presented throughout and ideally located within close to local amenities, schools, transport links and the stunning Ayrshire coastline. There are two bedrooms on the ground floor and a further three bedrooms on the first floor making it a perfect purchase for a variety of buyers. There are private gardens to both the front and the rear together with a large driveway leading to a Tandem Garage which we are sure will appeal to a wide range of purchasers.

Ground Floor Accommodation Comprises: Entrance Vestibule - Reception Hallway - The Lounge is located on the right hand side of the hallway and boasts having a feature fireplace - To the left of the hallway is the front facing Bedroom Two hosting fitted mirrored wardrobes - The Family Shower Room is side facing and hosts a two piece suite - Fitted Kitchen overlooking the side of the property leading to a Rear Porch. There are wall and floor units for more than ample storage together with a washing machine which is included in the sale - Conservatory which is ideal for family living and overlooks the lovely rear garden which offers access to the Tandem Garage - Dining Room with French doors to the conservatory - Bedroom Three with a window overlooking the conservatory.

First Floor Accommodation Comprises: Top Landing - Shower Room housing a two piece suite - Master Bedroom One which is a double room offering more than ample storage - Bedroom Four - Box Room/Home Office.

Internal Viewing Highly Recommended

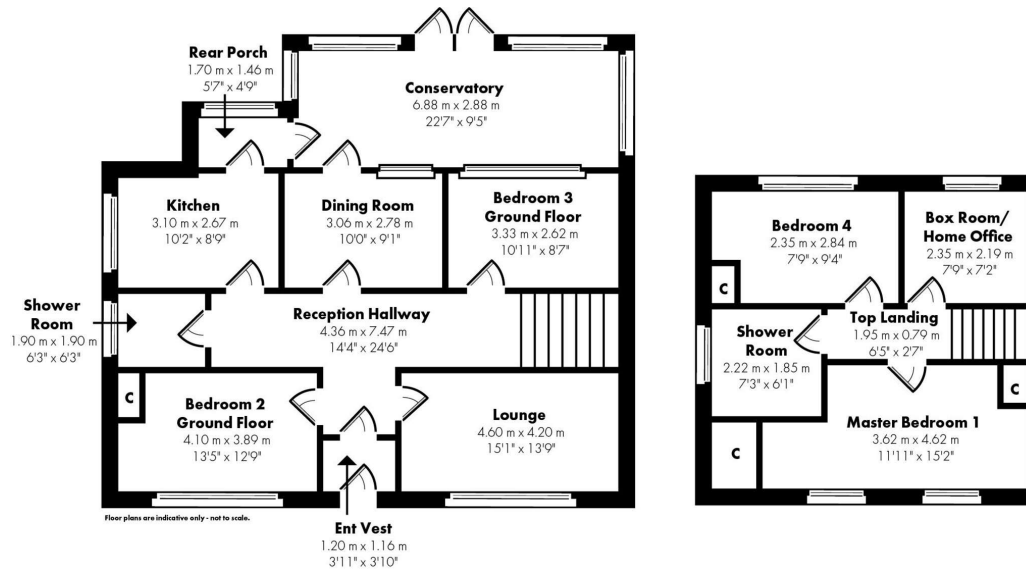
MEASUREMENTS

Entrance Vestibule	1.20 m x 1.16 m / 3'11" x 3'10"
Reception Hallway	4.36 m x 7.47 m / 14'4" x 24'6"
Lounge	4.60 m x 4.20 m / 15'1" x 13'9"
Bedroom 2 Ground Floor	4.10 m x 3.89 m / 13'5" x 12'9"
Shower Room	1.90 m x 1.90 m / 6'3" x 6'3"
Kitchen	3.10 m x 2.67 m / 10'2" x 8'9"
Rear Porch	1.70 m x 1.46 m / 5'7" x 4'9"
Conservatory	6.88 m x 2.88 m / 22'7" x 9'5"
Dining Room	3.06 m x 2.78 m / 10'0" x 9'1"
Bedroom 3 Ground Floor	3.33 m x 2.62 m / 10'11" x 8'7"
Top Landing	1.95 m x 0.79 m / 6'5" x 2'7"
Master Bedroom 1	3.62 m x 4.62 m / 11'11" x 15'2"
Bedroom 4	2.35 m x 2.84 m / 7'9" x 9'4"
Box Room/ Home Office	2.35 m x 2.19 m / 7'9" x 7'2"
Upstairs Shower Room	2.22 m x 1.85 m / 7'3" x 6'1"

FEATURES

Five Bedrooms (Two are located on the Ground Floor)
 Large Conservatory/Family Room
 Desirable seaside location close to local amenities & transport
 Private Gardens to both the front and the rear
 Driveway leading to a Tandem Garage
 Gas Central Heating & Double Glazing

EPC RATING - D
COUNCIL TAX BAND - E



Viewing

Tel: 01294 60 2000

Offers

All further negotiations and all offers to be lodged with Messrs Jas Campbell & Co. WS. 76 Princes Street, Ardrossan KA22 8DQ.

Valuation

If you have property to sell we can provide you with a pre-sale advice and opinion on the sale of your property.

Important

These particulars are believed to be correct and have been prepared in good faith, but their accuracy is not guaranteed and they do not form part of any contract.



SOLICITORS
AND INDEPENDENT
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