



68 SEAMORE STREET, LARGS, KA30 9AR

2 BED

1 BATH

1 PUBLIC

Located on this quiet yet central avenue well placed for ease of access to Largs town centre with its wide range of amenities and with Largs Educational Campus and Inverclyde Sports Centre, 68 Seamore Street is a well maintained and presented ground floor quarter villa which will make an ideal purchase for clients of all age ranges.

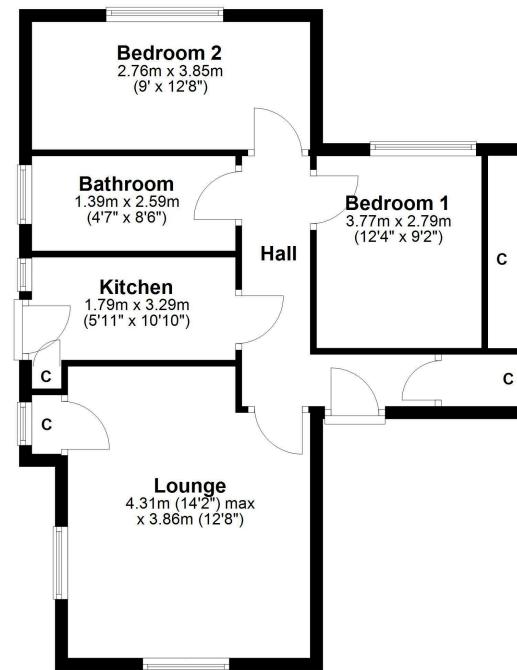
In detail the accommodation on offer comprises a reception hallway with storage cupboard giving access to a bright front facing lounge with double window aspect and feature living flame pebble effect gas fire. The kitchen is fitted with a range of wall and base units finished in oak with integrated fridge/freezer and free standing cooker and washing machine that may be included in the sale. The kitchen has doorway access to the rear gardens. The property has two bedrooms with the main bedroom having ample built in wardrobe storage. The bathroom is fitted with a three piece suite to include WC, wash hand basin and bath with over bath shower.

In addition to the above the property has double glazing, gas central heating, driveway parking to the front of the property and an area of private lawned gardens to the front and rear.

ENERGY RATING: D

COUNCIL TAX: A

### Ground Floor



Total area: approx. 55.4 sq. metres (596.3 sq. feet)

**68 Seamore Street, Largs**



### DISCLAIMER

Whilst we endeavour to make these particulars as accurate as possible, they do not form part of any contract on offer, nor are they a guarantee. Measurements are approximate and in most cases are taken with a digital/sonic measuring device and are taken to the widest point. We have not tested the electricity, gas or water mains or any appliances. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. If there is any part of this that you find misleading or simply wish clarification on any point, please contact our office immediately when we will endeavour to assist you in any way possible.

From 1 February 2022, residential properties in Scotland are required by law to have installed a system of inter-linked smoke alarms, carbon monoxide detectors and heat detectors (the "interlinked-system"). No warranty is given that any interlinked system has been installed in this property and interested parties should make their own enquiries.



### GET IN TOUCH

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