

01294 60 2000

www.jascampbell.co.uk

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



First Floor Flat
58 Church Street, Kilwinning, KA13 6BD
Offers IRO £50,000



rightmove

onTheMarket

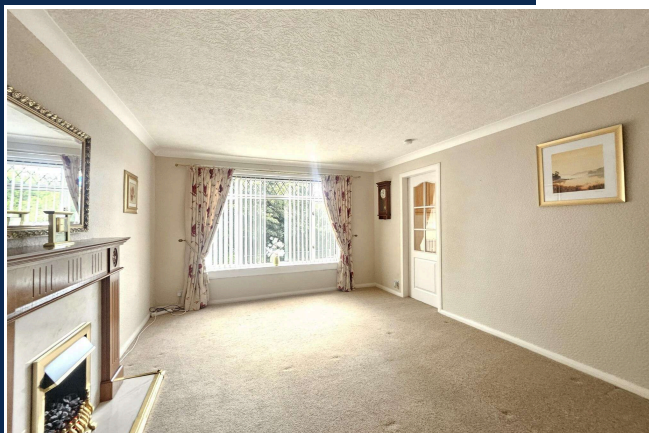
Zoopla

PrimeLocation.com

espc







Jas Campbell & Co are happy to be marketing this bright and spacious first floor flat offering two double bedrooms. This well presented property is entered via a secure door entry system, provides residents parking, drying greens and outdoor storage. Conveniently located only a stones throw away from the town centre for all amenities and transport. This would be an excellent purchase for a first time buyer.

You enter the property via a secure entry system into a clean and well kept stairwell - The entrance hallway benefits from having three storage cupboards, one houses the boiler and another houses the electric box - The shower room offers a two piece bathroom suite with vanity units together with a free standing shower cubicle with a Mira power shower - Bedroom one is a double room boasting having a fitted wardrobe and a shelved storage cupboard - Bedroom two is also a double room - There is a spacious lounge with a fireplace and a large window flooding the room with natural light - The kitchen is entered via the lounge. There are wall and floor units for more than ample storage together with washing machine, electric hob, electric oven & fridge freezer which are included in the sale.

Internal viewing high recommended

MEASUREMENTS

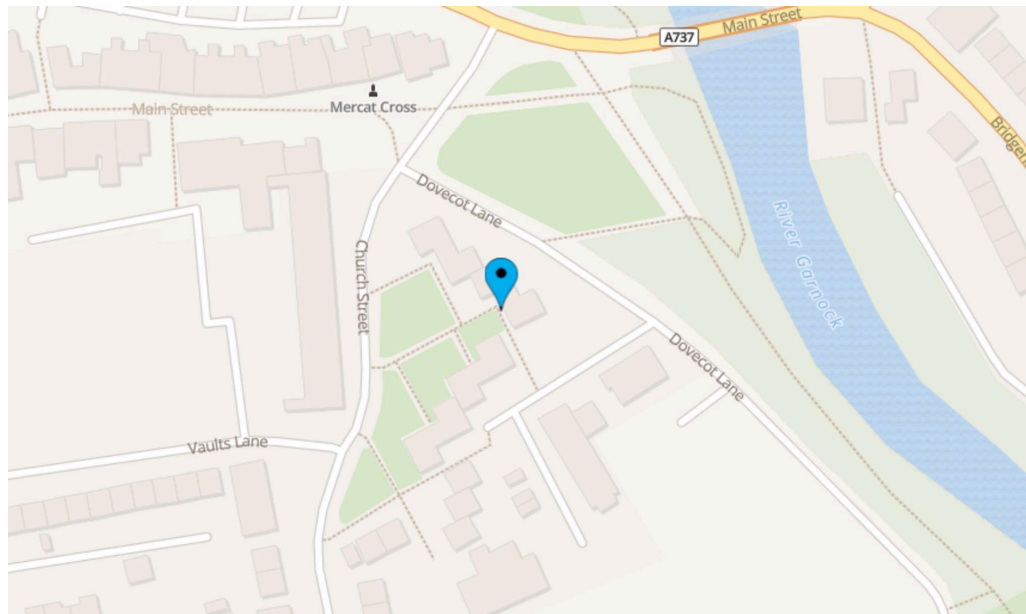
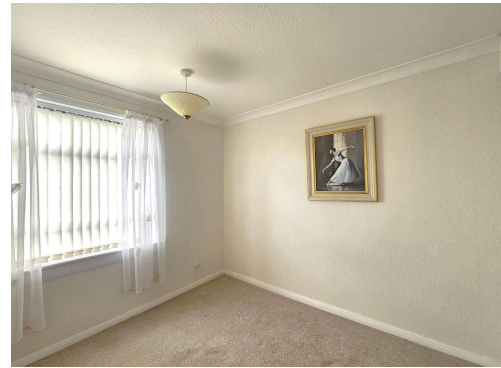
Reception Hallway	3.58 m x 1.97 m / 11'9" x 6'6"
Shower Room	1.94 m x 1.67 m / 6'4" x 5'6"
Bedroom 1	3.11 m x 2.59 m / 10'2" x 8'6"
Bedroom 2	3.84 m x 2.87 m / 12'7" x 9'5"
Lounge	5.19 m x 3.64 m / 17'0" x 11'11"
Kitchen	2.87 m x 2.40 m / 9'5" x 7'10"

FEATURES

Bright and spacious first floor flat
 Two double bedrooms
 Entered via a secure door entry system
 Residents parking
 Drying greens and outdoor storage
 Walking distance to town centre for all amenities and transport
 Double glazing
 Gas central heating
 Excellent purchase for a first time buyers
 No chain

EPC RATING - C

COUNCIL TAX BAND - A



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
FINANCIAL ADVICE

Ref:
E514593

espc

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