



Garvine Road, Coylton, KA6 6NZ

Offers Over £195,000

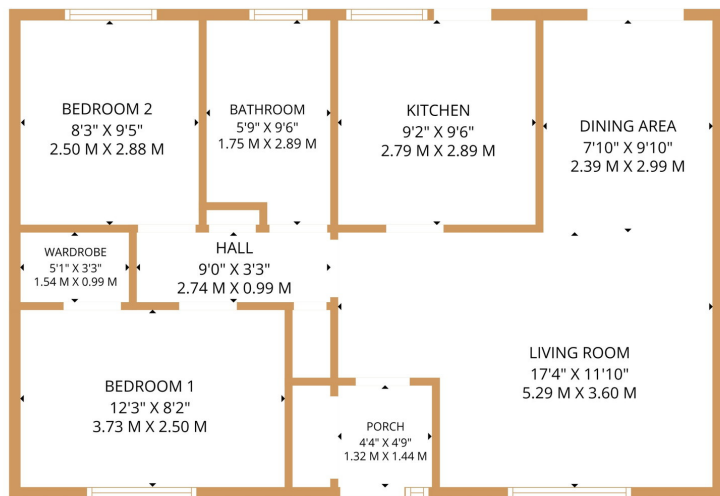
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- Detached bungalow in popular residential area
- Modern fitted kitchen
- Private driveway for off-street parking
- Feature timber summerhouse
- EPC Rating C (69)
- Bright open-plan living/dining room
- Family sized bathroom with bath and separate shower
- Generous private gardens (front, side & rear)
- All accommodation on one level - excellent accessibility
- Council Tax Band D



Well-proportioned 2 double bedroom detached bungalow, with spacious open-plan living, private gardens and driveway, set within a sought-after and established residential pocket of Coylton.



TOTAL: 673 sq. ft. 62 m²
 1st floor: 673 sq. ft. 62 m²
 EXCLUDED AREAS: PORCH: 21 sq. ft. 2 m², WALLS: 54 sq. ft. 5 m²
SIZES AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY. © FOUR WALLS MEDIA

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	69	75
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

01292 437 045
 office@belmontproperty.com
 24 Dalmellington Road, Ayr, KA7 2PZ

belmontproperty.com

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements