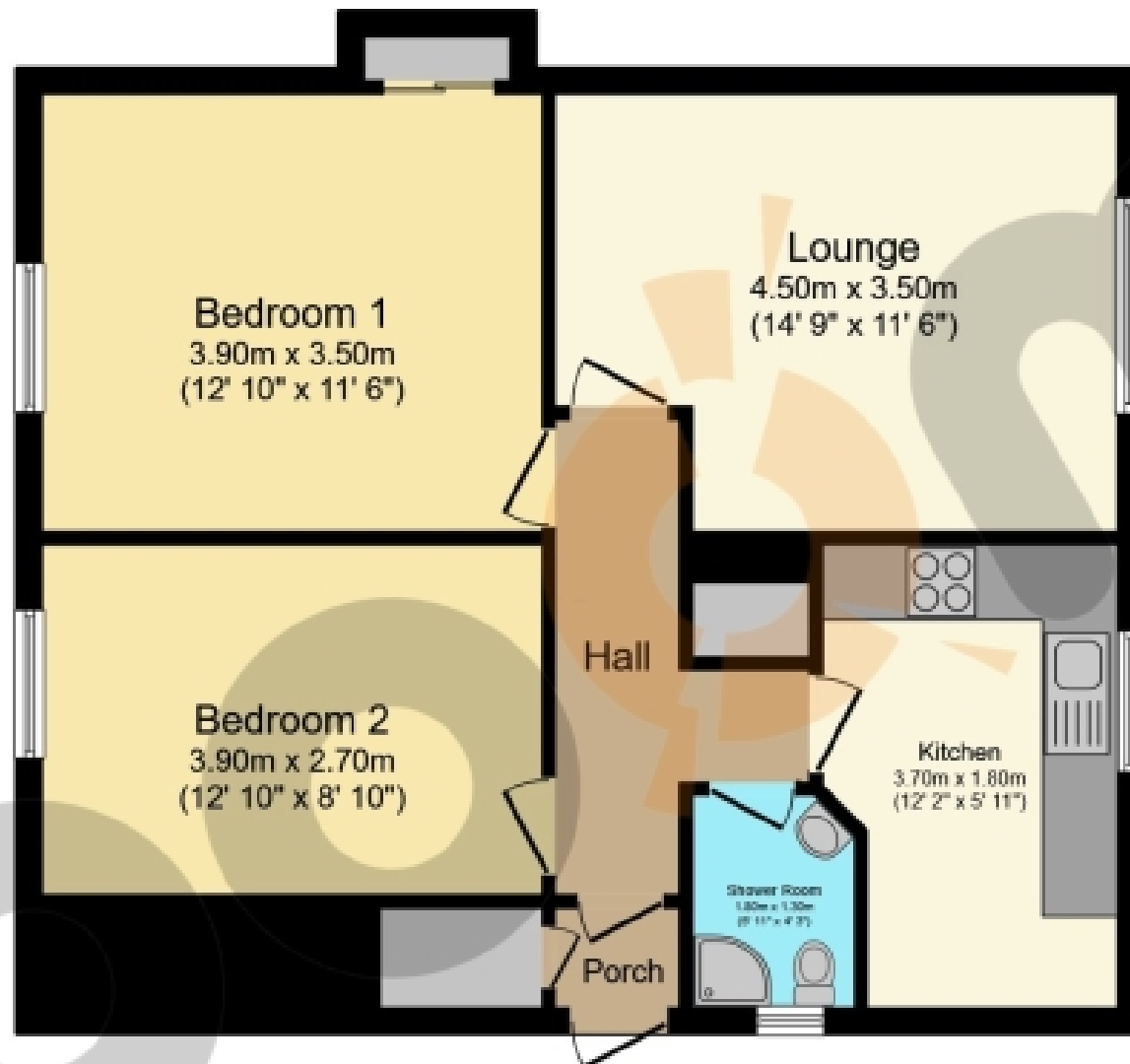




3 Mains Avenue, Beith

Offers Over £39,995





Floor Plan

Floor area 63.3 m² (681 sq.ft.)

TOTAL: 63.3 m² (681 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

THE PROPERTY

Welcome to No. 3 Mains Avenue in Beith-a ground floor, own-door flat that presents an ideal opportunity for both investors and first-time buyers. With a competitive asking price that accounts for the required updates, this property offers excellent potential.

The property boasts a spacious lounge with abundant natural light streaming through the large window. The lounge also features a focal-point fireplace and ample dining space if desired.

A fitted kitchen, comprising of wooden wall and base mounted cabinetry, paired with light worktops creates an efficient workspace. The kitchen further benefits from an integrated four ring gas cooker and over alongside space for free standing appliances where desired.

Within No.3 are two generously proportioned double bedrooms with garden views, Bedroom One features in built storage solutions.

Completing the property internally is a three-piece shower room, comprising of a walk in corner shower, wash hand basin and a w.c.

To the rear of the property is a private garden, ideal for dining alfresco. There is a paved walkway leading to the entrance of the flat.

The property further benefits from gas central heating and double glazing throughout.

The property is ideally situated for Beith Primary and is within walking distance of the newly built secondary School, Garnock Community Campus with leisure suite and swimming pool. For detailed information on schooling, please use The Property Boom's school catchment and performance tool on our website.

Park and ride facilities at Glengarnock train station are less than a five-minute drive and a regular bus service will have you in Glasgow City Centre in under 35 minutes. The West Coast with beautiful sandy beaches is only 20 minutes' drive or a short train journey away. The picturesque town of Beith is a delightful place with local cafes and an eclectic range of shops.

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TAKE ADVANTAGE OF OUR DECADES OF EXPERIENCE AND GET YOUR FREE PROPERTY VALUATION FROM OUR FRIENDLY AND APPROACHABLE TEAM. WE CUT THROUGH THE JARGON AND GIVE YOU SOLID ADVICE ON HOW AND WHEN TO SELL YOUR PROPERTY.

Viewing is by appointment - please contact The Property Boom to arrange a viewing or for any further information and a copy of the Home Report. Any areas, measurements or distances quoted are approximate and floor Plans are only for illustration purposes and are not to scale. Thank you.

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM

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