




lomond
make yourself a home

43 Briar Grove, Ayr KA7 3PD

Accommodation

Extended to the rear, with detached garage and positioned within a quiet cul de sac location on the periphery of the town of Ayr. Internally the layout is typically flexible comprising 2/ 3 bedrooms, lounge/diner, conservatory, sitting room, kitchen, bathroom and en suite. Externally the property enjoys excellent privacy to the rear with easily maintained gardens.

In greater detail the entrance hallway leads to the large L shaped lounge/ diner with feature fireplace and dual aspect window allowing for plenty of natural light. The layout is typical of a bungalow where the current owner has added further living space to create a second sitting room and a conservatory. There are 2 bedrooms. Bedroom 1 comes with en suite bathroom with WC and WHB. There is a further main showeroom.

Externally the property enjoys a quiet location with excellent privacy, easily maintained gardens and detached garage.

Situation

Ayr remains a firm favourite within the Ayrshire coastline; famous for its golf courses, sandy beaches, and harbourside, along with a bustling town centre, packed with shops, bars and coffee shops. There are a number of primary and secondary schools within the immediate area.

- Detached Bungalow
- Flexible Layout
- Garage
- Easily Maintained Gardens
- Quiet Cul De Sac Location
- En Suite
- Conservatory
- Sitting Room & Lounge/ Diner



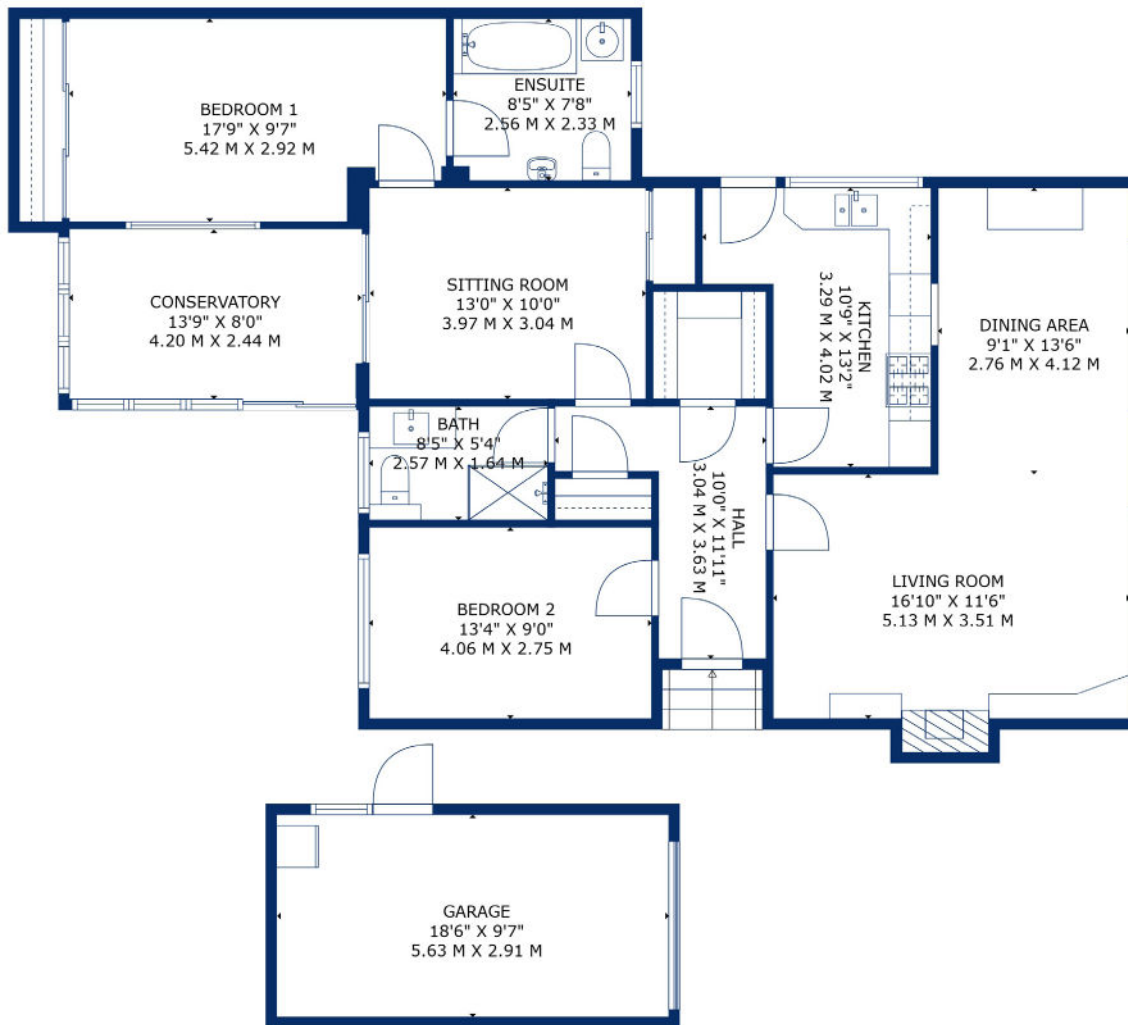
 2 Bedrooms

 100 sqm

 2 Public Rooms

 EPC Rating D





 **51 Main Street, Prestwick**
01292 471511

 **52 Bank Street, Irvine**
01294 317013



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