



RESIDENCE

139B East Main Street, Darvel, KA17 0JG

[www.residencestateagents.co.uk](http://www.residencestateagents.co.uk)



## 3 Bedrooms | 1 Public Rooms | 2 Bathrooms

This attractive development of terraced villas sits on the periphery of Darvel village and offers an excellent opportunity to purchase a new build home with private off street parking and well proportioned gardens to the rear.

The exterior of each home is finished in quartz roughcast with contrasting black windows, soffits and rainwater fittings with a pend style access central to the building leading to the rear gardens.

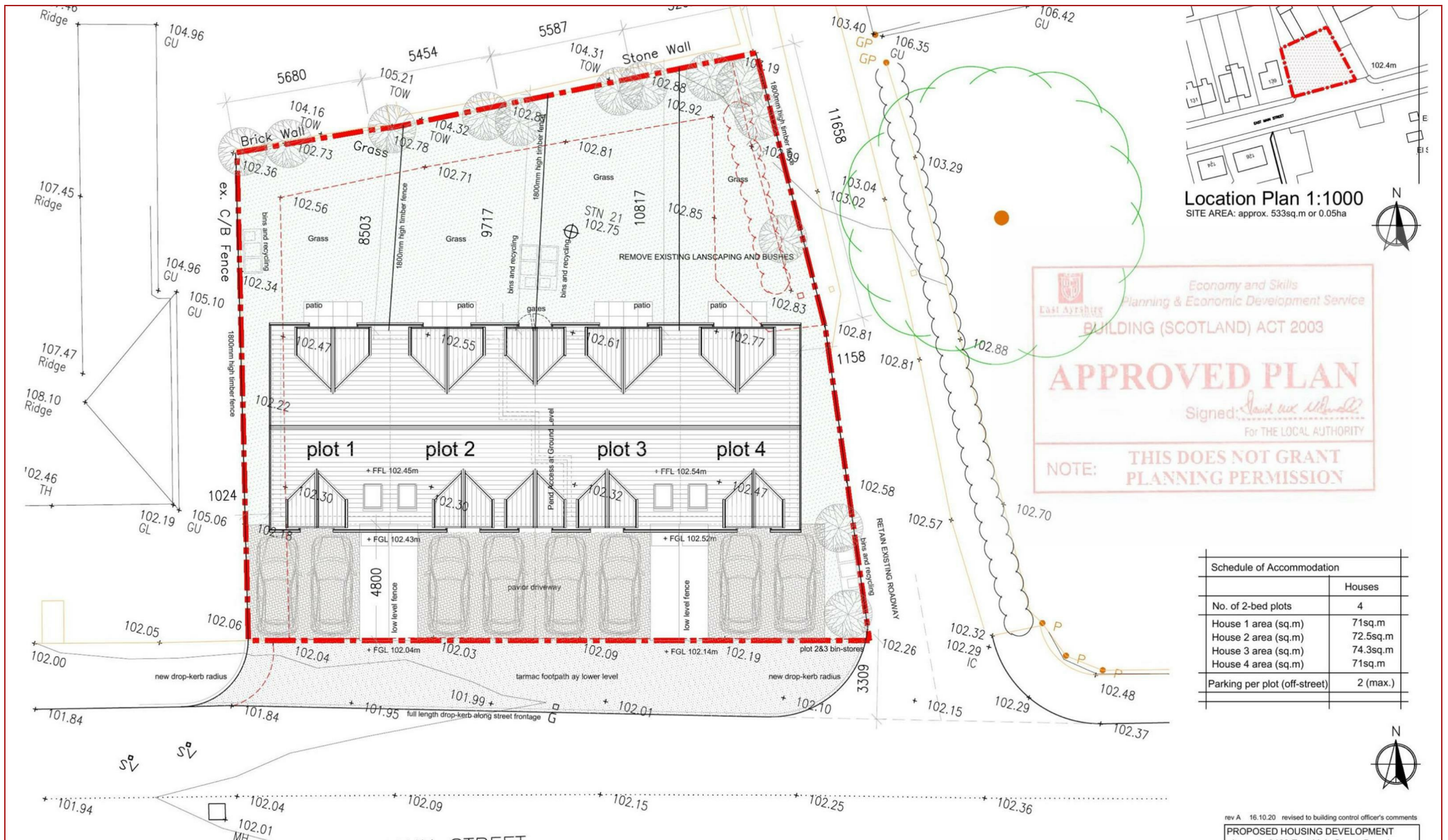
There are a mix of two and three bedroom homes offering cleverly designed and laid out accommodation with high spec integrated kitchens, attractive modern bathrooms, gas central heating and high performance double glazed windows.

Each purchaser will have the opportunity to choose from differing kitchen finishes (reservation date dependant) and each property will come with Architects certificate. The gardens will be landscaped and fenced.

Darvel has a range of local amenities including shops and schools, Tesco and Sainsburys in neighbouring towns Galston and Strathaven whilst the market town of Kilmarnock lies close by and offers a further range of amenities including excellent supermarkets and retail shopping, transport and recreational facilities. For the commuter the upgraded M77 offers direct links to many commercial centres within the central belt.



780.00 sq ft | EER =



**Location Plan 1:1000**  
SITE AREA: approx. 533sq.m or 0.05ha

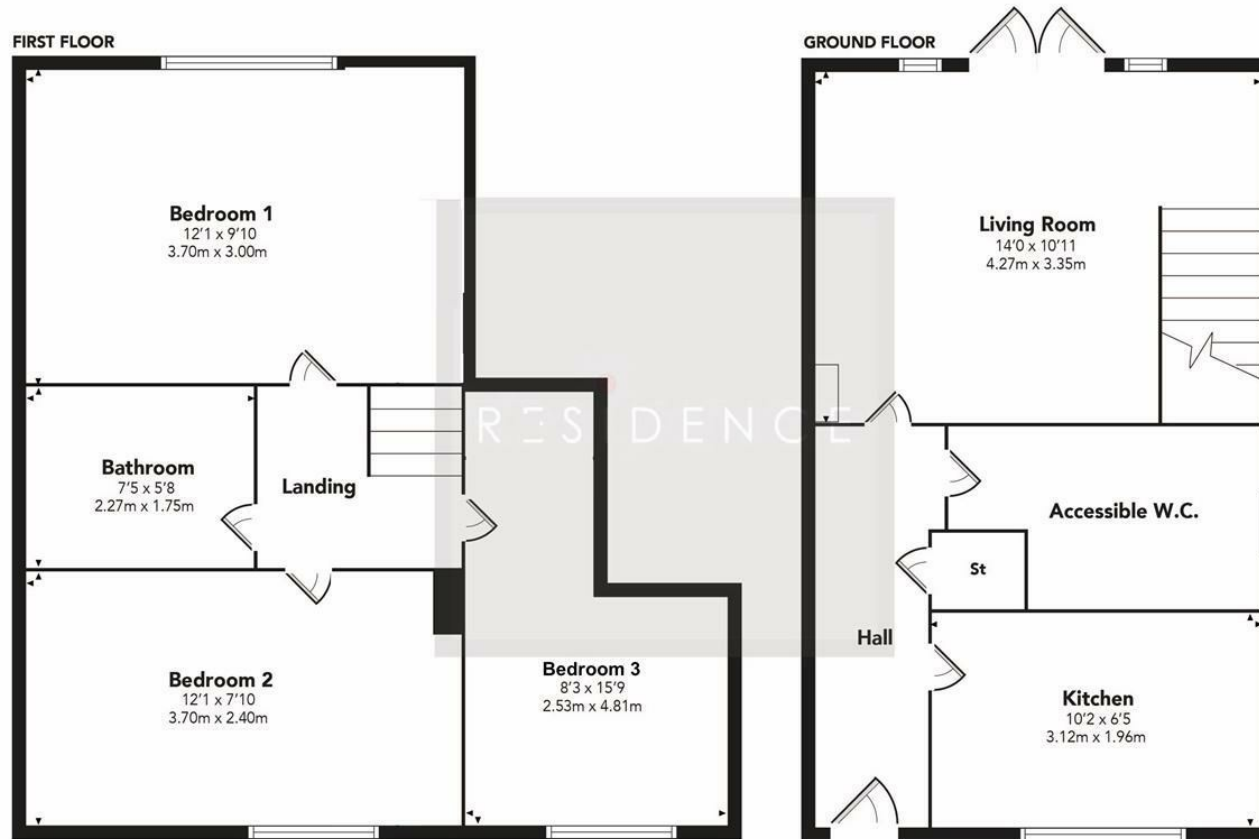
Economy and Skills  
Planning & Economic Development Service  
BUILDING (SCOTLAND) ACT 2003  
**APPROVED PLAN**  
Signed: *David Rex Marshall*  
For THE LOCAL AUTHORITY  
**NOTE: THIS DOES NOT GRANT PLANNING PERMISSION**

Schedule of Accommodation	
	Houses
No. of 2-bed plots	4
House 1 area (sq.m)	71sq.m
House 2 area (sq.m)	72.5sq.m
House 3 area (sq.m)	74.3sq.m
House 4 area (sq.m)	71sq.m
Parking per plot (off-street)	2 (max.)

rev A 16.10.20 revised to building control officer's comments  
**PROPOSED HOUSING DEVELOPMENT**

Viewing by appointment with Residence Strathaven  
T: 01357 572222 | E: strathaven@residencestateagents.co.uk | A: 3 Bridge Street, Strathaven, ML10 6AN

# Darvel



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements.

Produced by Plush Plans Ltd

We believe these details to be accurate; however, they do not form any part of a contract. Fixtures and fittings are not included unless specified in the enclosed. Photographs are for general information and it must not be inferred that any item is included for sale with the property. All distances and measurements are approximate. Floorplans may not be to scale and are for illustration purposes only.