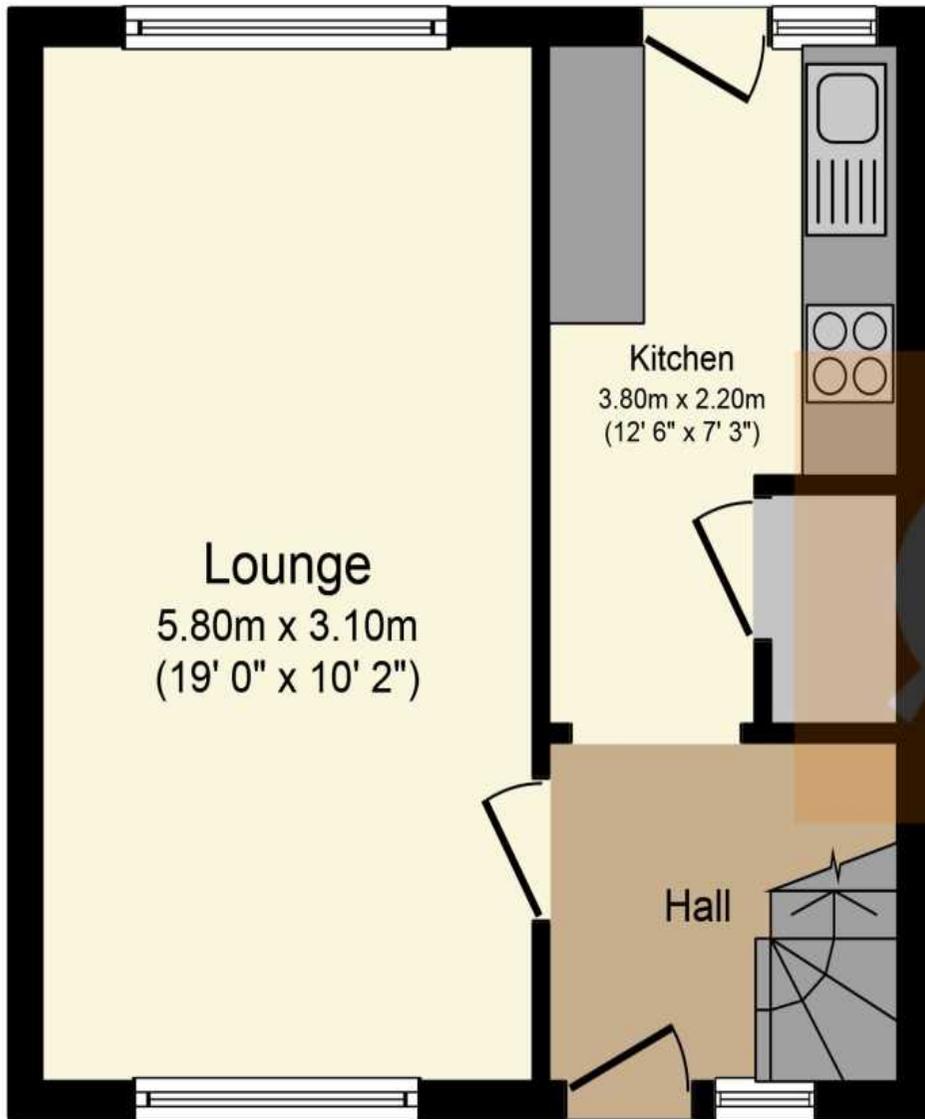




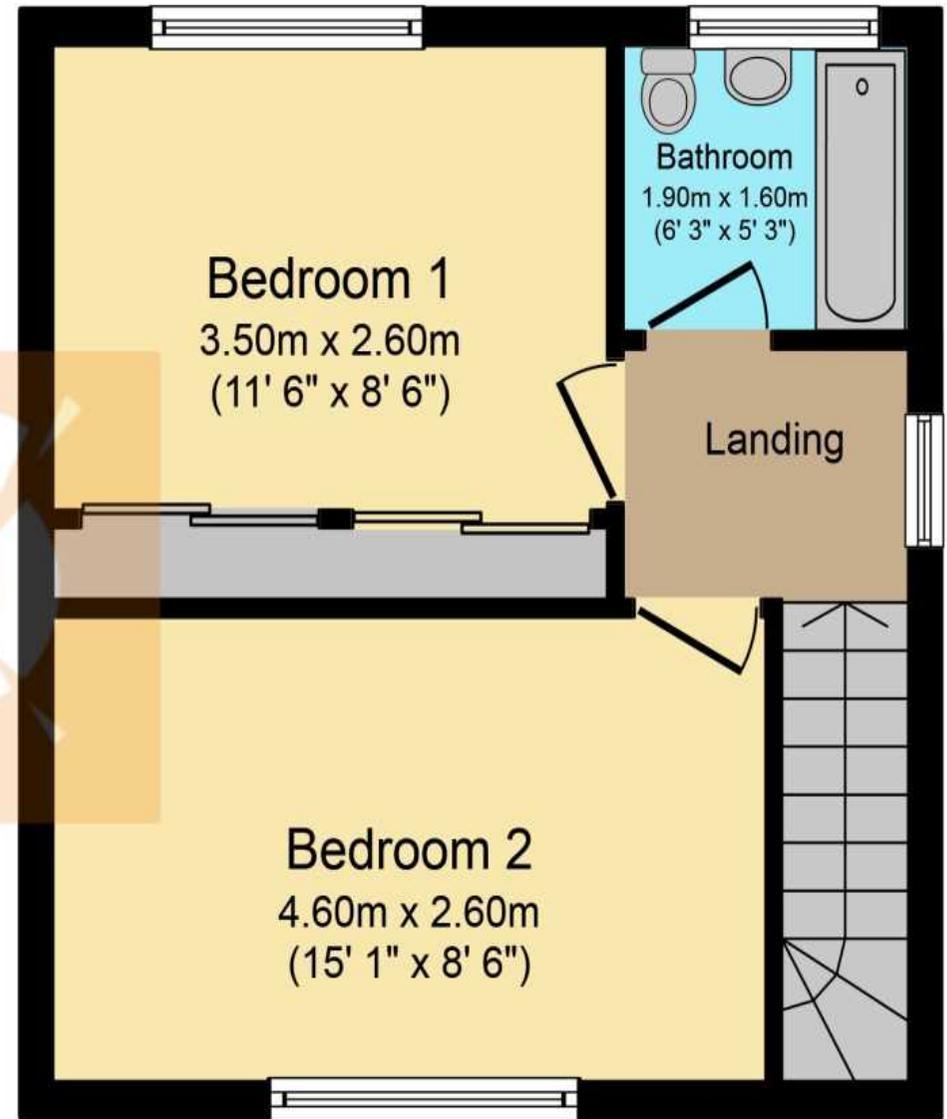
Blackthorn Avenue, Beith

Offers Over £74,000





**Ground Floor**



**First Floor**

## THE PROPERTY

**\*\*\*Panoramic Views\*\*\*** Beautifully presented family home in walk in condition. This superb 2 bedroom end of terrace accommodation is fabulously affordable and would make an excellent first time buy. The property benefits from a modern kitchen and family bathroom which are presented immaculately.

Commanding an enviable end of terrace position, this property has outstanding views of the surrounding countryside. The front garden has been beautifully landscaped with raised borders and decorative planting and is an indication of just how well-maintained the rest of this delightful family home really is.

Upon entering the reception hallway, you gain access to the lounge and kitchen. The spacious contemporary lounge benefits from a focal point built in living flame gas fire which gives the room a lovely warmth. Dual aspect windows engulf the room with natural light and the views to the rear of the property are stunning.

The modern fitted kitchen has numerous wall and floor mounted units which offer excellent storage. The oak effect cabinets are complimented beautifully by the dark marble effect worktops and integrated appliances include a fridge freezer, oven & grill, ceramic hob, cooker hood and there is also a space for a plumbed in washing machine.

A double-glazed door offers access to an easily maintained back garden with two large useful garden sheds. Beyond the back garden is sprawling Ayrshire countryside as far as the eye can see.

The upper hall gives access to two double bedrooms and the family bathroom. The bedroom to the rear of the property has been tastefully decorated and included in the sale is a newly installed modern wardrobe unit with glazed sliding doors which reflect the natural light and adds to the ultra-modern feel of the room. The uninterrupted panoramic views of Garnock Valley are outstanding.

The immaculately presented stylish family bathroom consists of a three-piece suite of elegant white sanitary ware with shower over bath, glazed screen, wash hand basin and w.c.

Flooring in the home is a combination of quality laminate, carpet and tiles. The property further benefits from double-glazing and gas central heating giving each room a cosy feel.

For in-depth information on schooling, please use The Property Boom's school catchment and performance tool on our website. This delightful family home is perfectly located to enjoy a host of local amenities and transport links can have you in Glasgow City Centre in around 30 minutes. The picturesque town of Beith is a delightful place with an eclectic range of shops and cafes.

Viewing 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.

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