



Detached Villa

2 Atholl Gardens, Kilwinning,



taylorandhenderson.co.uk

2		4		2		C	EPC rating
---	---	---	---	---	---	---	----------------------

2 Atholl Gardens

Taylor and Henderson are delighted to bring to the market this superb detached villa offered to the market in walk in condition situated in established residential area. The spacious accommodation comprises of reception hallway, lounge with doors to the dining room which boasts patio doors leading to the garden, modern fitted kitchen, double bedroom and modern bathroom on the ground floor. Upstairs comprises of double bedroom with fitted wardrobes & en-suite shower room, double bedroom with fitted wardrobes & access to large eaves storage space, there is also a single bedroom with access to the eaves storage. The property benefits from gas central heating, double glazing & generous storage. The enclosed garden to the front is laid in decorative chips, there is a driveway leading to the detached garage which has an electric door. The attractive rear garden is mainly laid in lawn bordered by decorative chips, there is a paved drying area and further patio area. Kilwinning offers an array of local amenities to include primary and secondary schools, bus routes, local shops. It is also within easy access of road and rail links to Glasgow in the north, all west coast towns train including Ayr to the south and thus is well located for travel throughout west central Scotland.

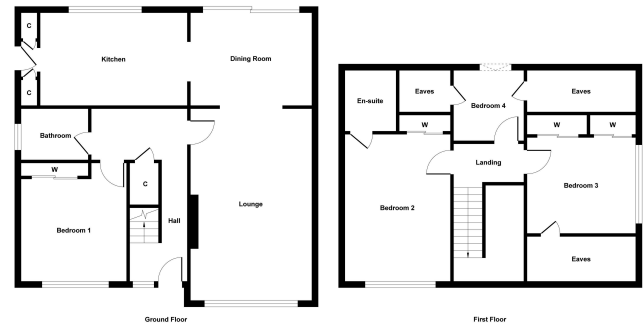
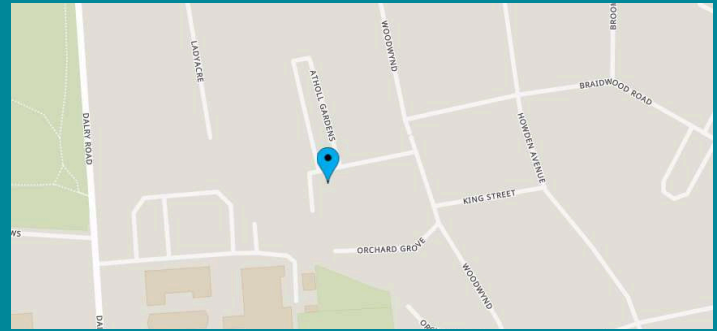


Illustration for identification purposes only. Measurements are approximate, not to scale. Produced by Elements Property

Reception Hallway	
Lounge	19'7 x 12'
Dining Room	12'1 x 10'
Kitchen	17' x 8'8
Bedroom 1	12'8 x 11'7
Bedroom 2	15'6 x 11'7
Bedroom 3	12'1 x 10'
Bedroom 4	8'5 x 7'3
Bathroom	7'7 x 5'8
Ensuite	6' x 5'6

Viewing
Through solicitors on 01294 606700

Email
property@taylorandhenderson.co.uk

Reference E478621