



For Sale:

5 Bedroom
First Floor Flat

Offers in Excess of £215,000

40
Dalry Road
Kilwinning
KA13 7HE

For more information contact:

01294 44 67 88
irvine@donaldross.co.uk

www.donaldross.co.uk





40, Dalry Road, Kilwinning, KA13 7HE

Donald Ross Residential are delighted to offer to the market this quite exceptional five bedroom first floor duplex flat occupying a substantial portion of a handsome Victorian red sandstone terrace offering over 2,400 square feet of luxury flexible accommodation plus an extensive private rear garden located within one of Kilwinning's most sought after locations with close proximity of shops, amenities and train station.

- Private main door entrance on ground floor
- Welcoming Entrance Hall
- Formal Lounge
- Large Dining Kitchen with Utility area
- Five Bedrooms (two on first floor & three on second floor)
- Home Office/Study
- Bathroom with bath & separate shower (first floor)
- Bathroom on second floor
- Large private rear Garden
- Parking area to the front

Council Tax

Band D

Energy Efficiency Rating

Band D

Viewing

Is by appointment only which can be arranged by contacting us on:

Tel: 01294 44 67 88

Email: irvine@donaldross.co.uk

Mon to Fri: 9am – 5:30pm

Sat: 10am – 2pm

Sun: 10am – 2pm

Offers in Excess of £215,000







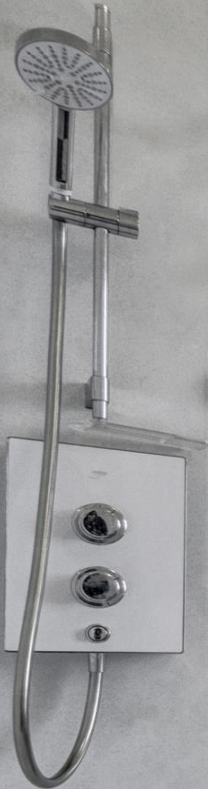
















Virtually Staged







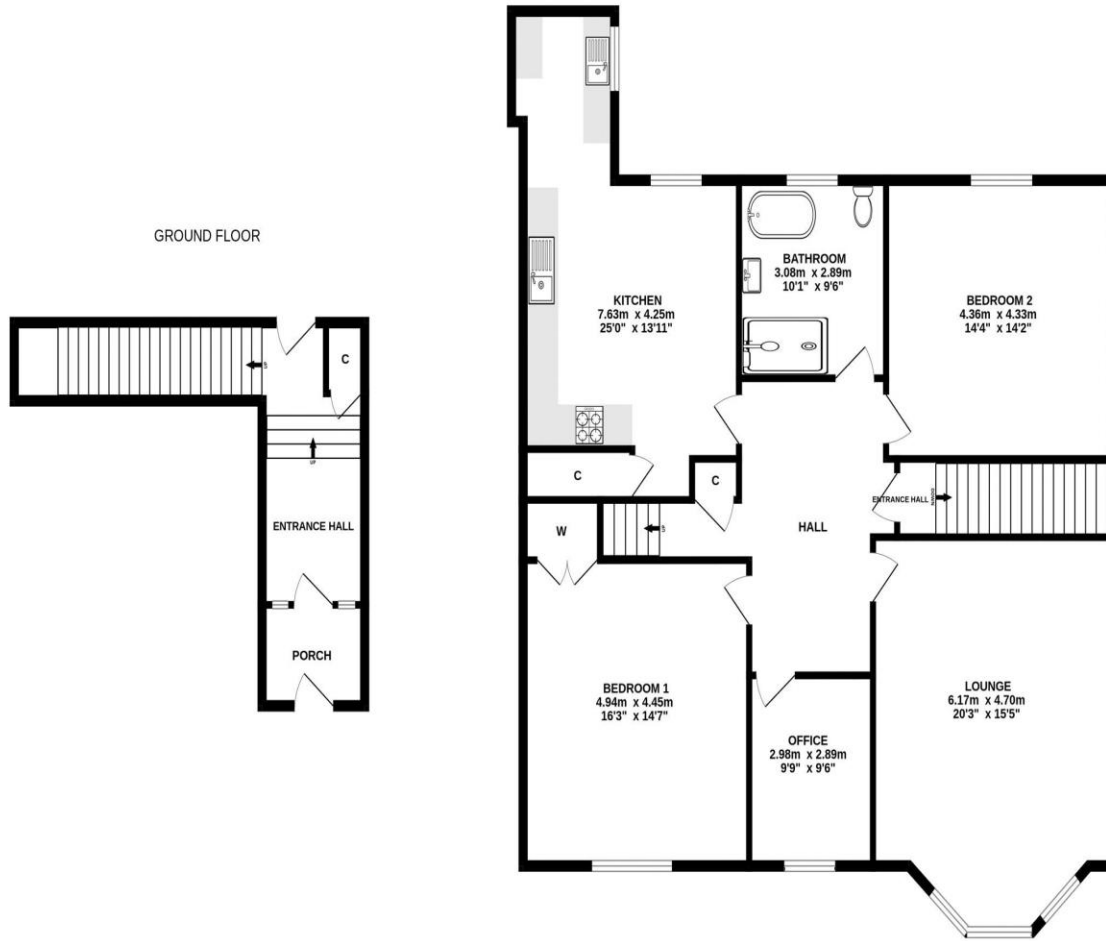




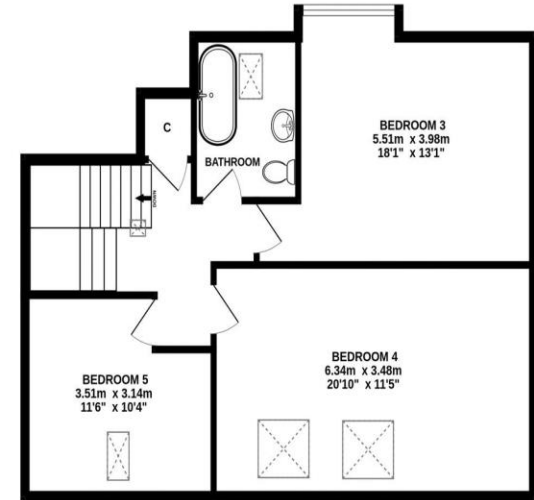


Gross Internal Floor Size 223 m²

1ST FLOOR



2ND FLOOR



ALL MEASUREMENTS TAKEN AT WIDEST POINT.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix ©2024

Donald Ross Residential, unlike most estate agents who are part of a franchise group or PLC, are privately owned and completely independent. Independence allows us to offer our clients a genuinely personal service geared solely towards the very best advice and assistance when selling your home. Donald Ross Residential was formed in 1985 and is one of Ayrshire's longest established estate agents. With a highly qualified and experienced team, Donald Ross Residential is the Estate Agent of choice when you are considering buying or selling your home. Donald Ross Residential is proud to be members of The Property Ombudsman for Estate Agents.

We have done everything possible to ensure that the details included in this property schedule were correct at the time of going to print. Donald Ross will not be held liable for errors or omissions in this property schedule. We recommend that all home buyers view the home report before committing to purchase a property. ©2009 Donald Ross. All rights reserved.



9b, Irvine KA12 8AG
Tel: 01294 44 67 88
Email: irvine@donaldross.co.uk
www.donaldross.co.uk

Donald Ross Estate Agents Limited,
Registered in Scotland No.SC290184
Directors: Jacqueline Miller, Fraser Stewart.

www.donaldross.co.uk

