



THOMAS MURRAY
PROPERTY



17A Darymple Street
Girvan
KA26 9EU









17A Dalrymple Street, Girvan

Very attractively presented first floor flat in a central location within the town and only 7 minutes walk to the beach

The harbour, shops, parks and railway station are all readily accessible and the flat is adjacent to a large car park

The flat has its own main door entrance

In lovely decorative condition the interior is light and spacious and comprises

Entrance Hall with 2 built in cupboards

Upstairs

Landing with built in cupboard

Living Room

Modern Kitchen re fitted in the last 3 years

Bedroom with fitted wardrobe

Stylish Shower Room

Double glazed. Gas central heating

The flat is within the towns Conservation Area and is part of building which is Category B Listed

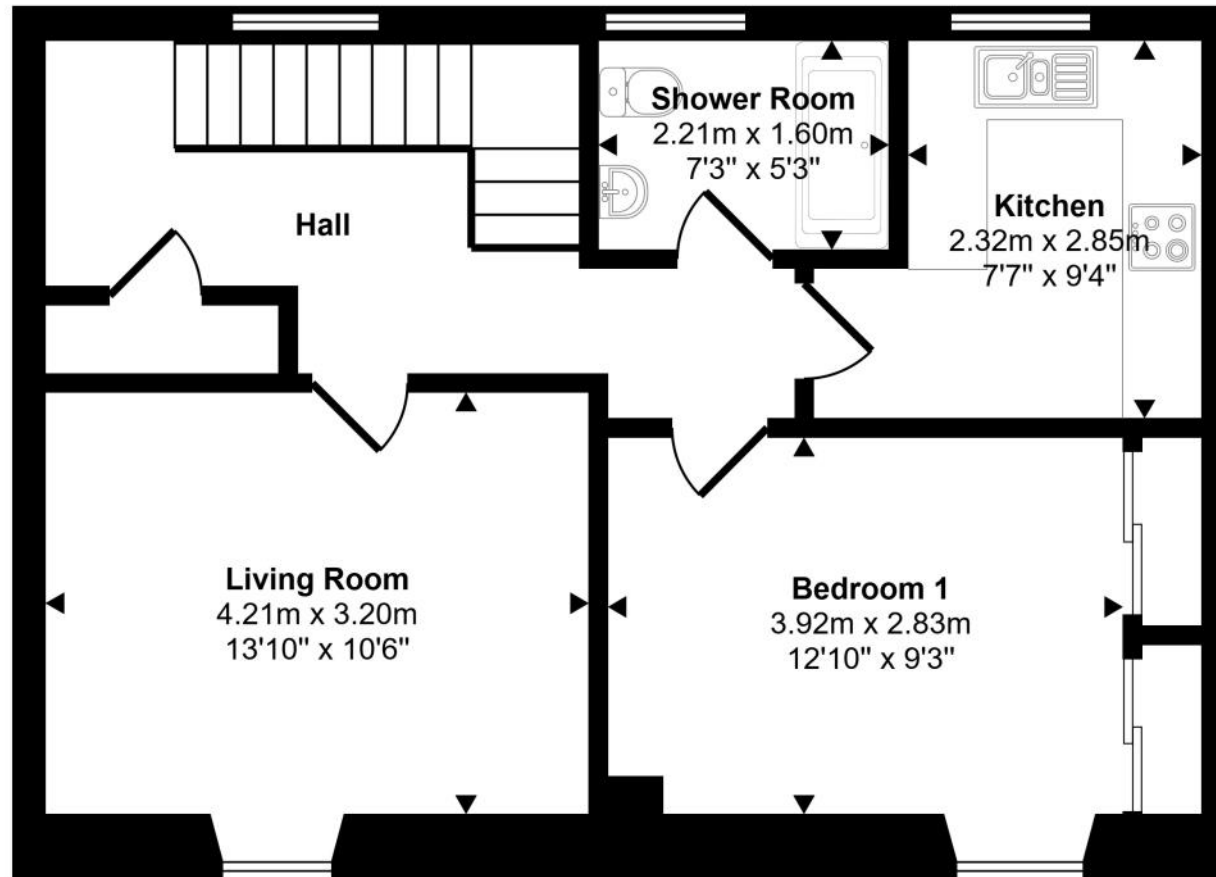
The flat is being sold fully furnished and is in move in condition

Girvan provides a range of amenities which include nursery, primary and secondary schooling; a leisure facility with swimming pool, gym and soft play area (this is called The Quay Zone); community hospital; a town centre with independent and multiple retailers; ASDA supermarket; 18 hole golf course; attractive seafront and harbour; railway station with connections north to Prestwick Airport and south to Stranraer. Turnberry Hotel and Golf courses are close at hand as is Culzean Castle and Country Park

Ayr 22 miles | Prestwick Airport 29 miles | Glasgow 60 miles



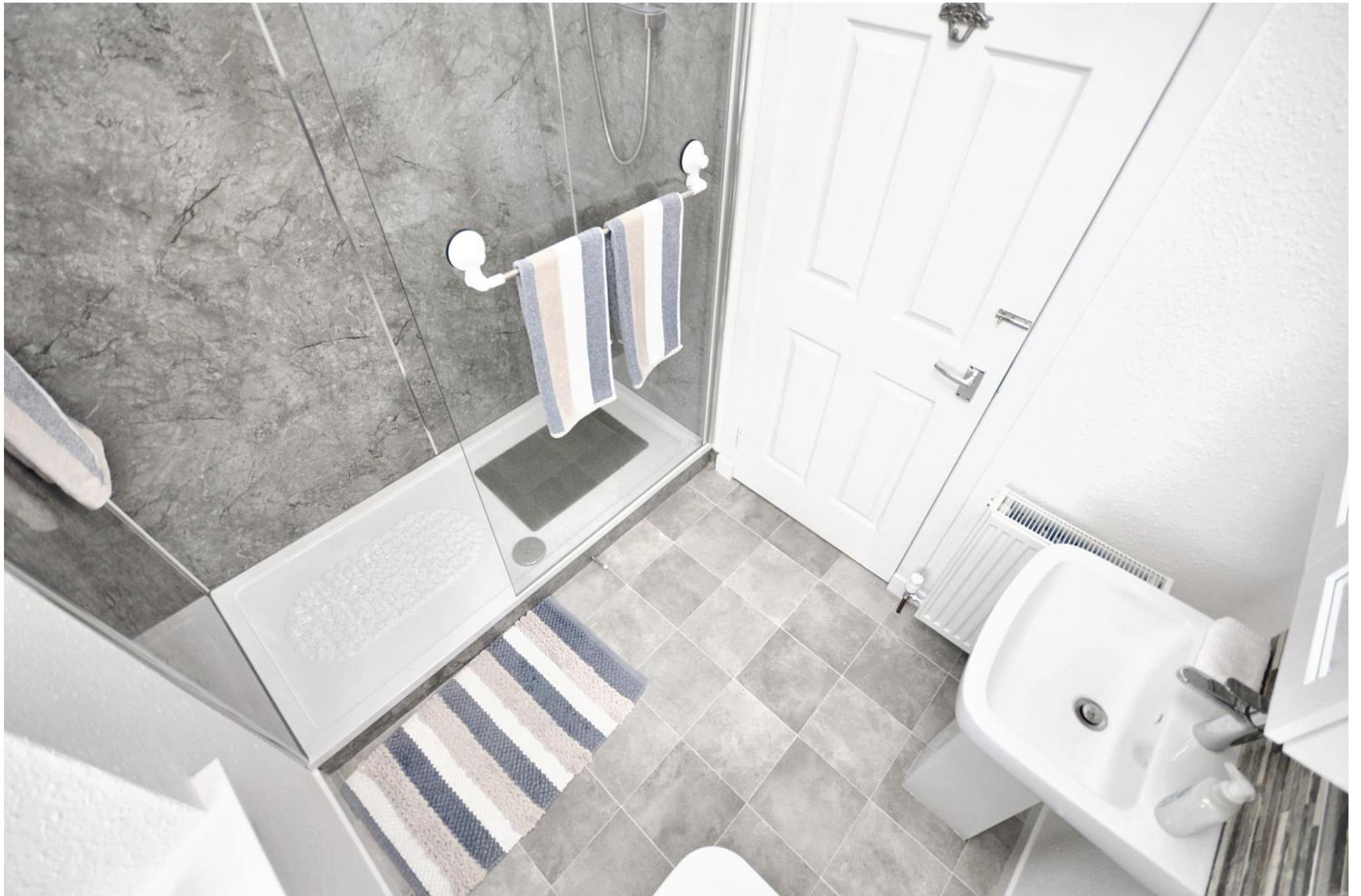
Approx Gross Internal Area
53 sq m / 570 sq ft



First Floor

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.









Directions

Travelling from Ayr, on arriving at Girvan proceed ahead on Vicarton Street and continue to traffic lights at town square/clock tower. Here proceed straight ahead on Dalrymple Street. Continue along a short distance and with Bank of Scotland on left, turn sharp left in lane. The property for sale is accessed on the left hand side, second door along. Parking is straight ahead in the public car park.

General Comments

Home report available upon request

The furniture (with the exception of personal effects) is included in the sale

Council Tax Band

Band A

Energy Efficiency Rating

D64

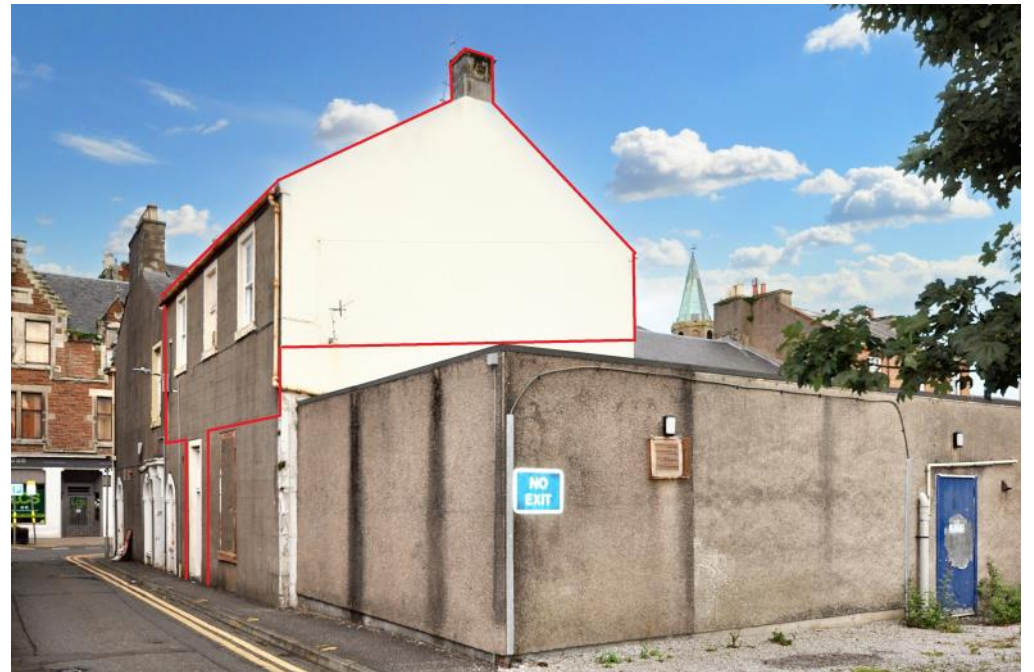
To view contact



Tel: 01465 713498

Email: enquiries@thomasmurrayproperty.com

Pre-sale Valuation and Appraisal | If you are thinking about selling your home please give us a call. Tom Murray is a surveyor and RICS Registered Valuer and can provide an accurate assessment of the value of your property and discuss with you how your property can be presented for marketing.



Anti Money Laundering Regulations |

Under HMRC Anti Money Laundering Regulations we are required by law to ask purchasers to provide identification at the point of making an offer and proof and source of funding. Identification required is, proof of identity (such as a passport or driving licence) and a formal item of correspondence confirming the purchasers present address such as a utility bill, council tax notice, bank/credit card statement, mortgage statement or HMRC correspondence. For proof/source of funding this may include bank statement, mortgage offer or confirmation from the purchasers solicitor that the purchaser has funds to complete the purchase transaction. Identification and proof/source of funding is required in order for the transaction to proceed.

Offers |

Offers should be submitted to the agents in writing through a solicitor. Interested parties are advised to register their interest formally through their own solicitor. Should a closing date for offers be set only those parties who have registered interest formally will be notified. Prospective purchasers are advised that the vendor reserves the right to accept any offer at any time.

Conditions of Sale |

We have attempted to make our sales details as accurate as possible from the information we have about this property. If there is any point which is of particular importance please contact our office and we will endeavour to check the information. We would advise this course of action if prospective purchasers are travelling some distance to view the subjects of sale. All dimensions and distances etc are approximate and photographs are intended only to give a general impression. Floor plans are schematic and not to scale. Systems are untested and appliances are sold as seen. Prospective purchasers should make their own investigations and obtain their own reports as they think necessary. The contract to sell will be based only on the concluded missives. These particulars and any other correspondence or discussions will not form part of the contract. If we can be of further assistance please do not hesitate to contact us.



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