



THOMAS MURRAY
PROPERTY



Flat G
51 Wilson Street
Girvan
KA26 9AT



View from Living Room window



Evening View from Living Room window



Living Room/ Kitchen



Living Room/ Kitchen



Bedroom



Living Room/Kitchen



Living Room/Kitchen

Flat G 51 Wilson Street, Girvan

Very stylish top floor flat enjoying a super west facing view across neighbouring roof tops towards the sea and Ailsa Craig

The beach is 4 minutes walk from the flat and this central location affords easy access to shops, parks the harbour and railway station

In great decorative order the flat comprises

Hall

Living Room cum Kitchen. Fantastic view from the living room window. The Kitchen comprises integrated hob, oven, fridge and washing machine

Bedroom

Shower Room

Double glazed. Electric heaters

There is an area of ground at the rear of the building which is shared in common with the other proprietors of the building

The flat is on the top floor of a larger end terrace building. The building dates from circa 1910

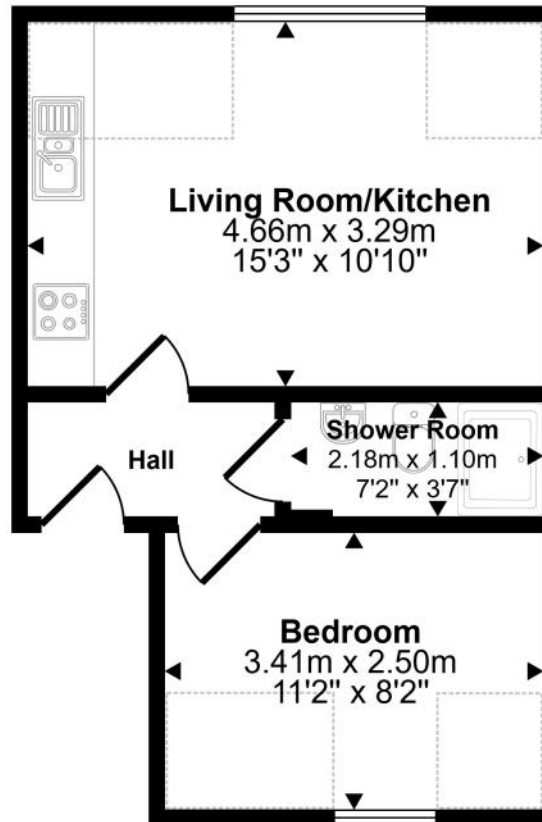
In walk in condition the flat is an ideal second home/ holiday escape

Must be viewed

Girvan provides a range of amenities which include nursery, primary and secondary schooling; a leisure facility with swimming pool, state of the art gym and soft play area (this 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 21 miles | Prestwick Airport 25.7 miles | Glasgow 56 miles

Approx Gross Internal Area
30 sq m / 323 sq ft



Floorplan

 Denotes head height below 1.5m

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.



Shower Room



Stairwell

Landing

Hall

Shower Rm





Bedroom



Bedroom

Directions

Travelling from Ayr. Entering Girvan continue to traffic lights at town square/clock tower turn right and proceed to mini round about at harbour. Here take first exit left, Henrietta Street and first left to Ailsa Street West. Take second right, Wilson Street. Continue ahead where the building is located on the left hand side. Enter the building by way of the door from Wilson Street. Into the building take the stairs and proceed to top floor where the door the flat is in the right hand corner of the landing.

General Comments

Home report available upon request.

Council Tax Band

A

Energy Efficiency Rating

F24

To view contact



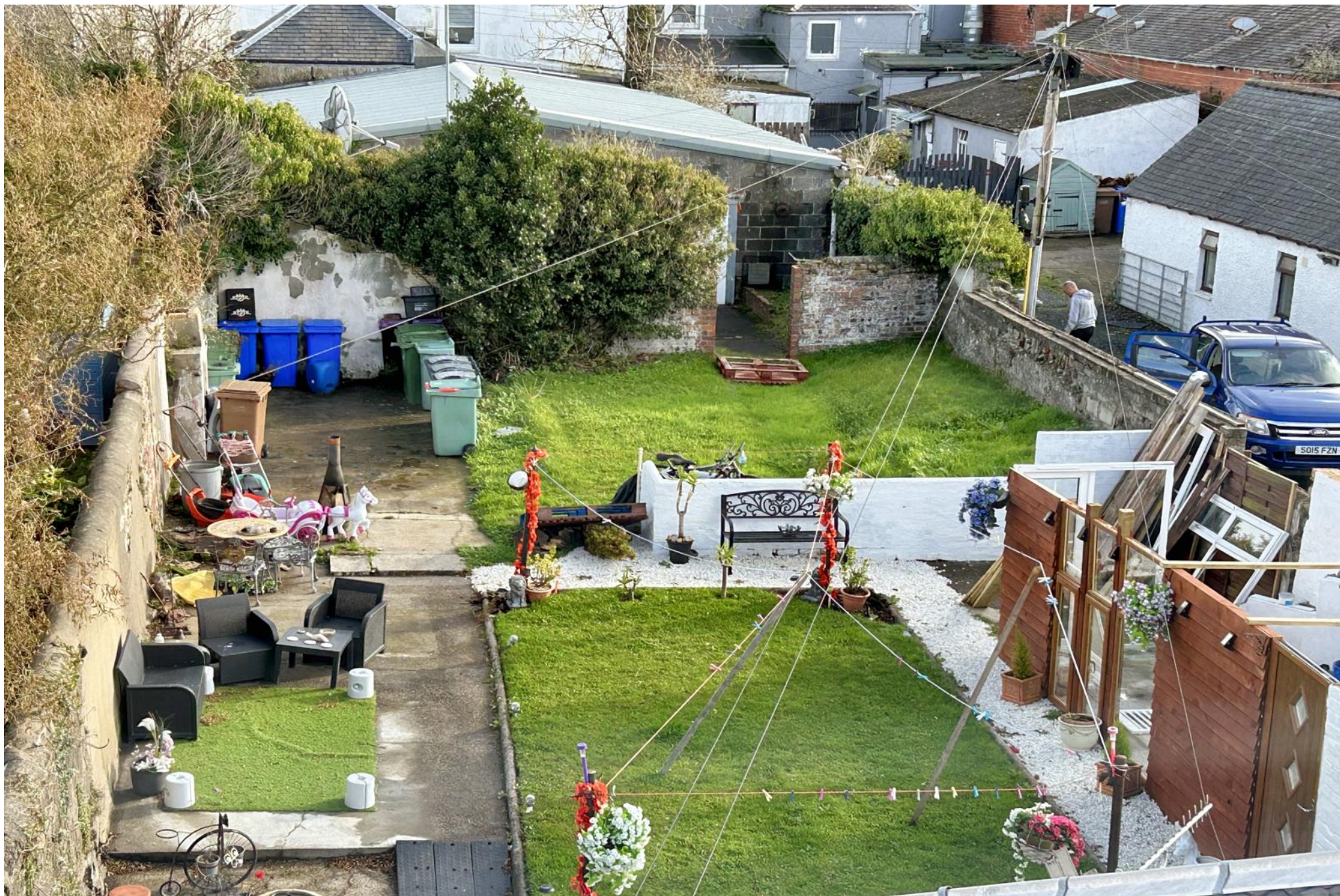
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Pre-sale Valuation and Appraisal | If you are thinking about selling your home please give us a call. Tom Murray is a surveyor and RICS Registered Valuer and can provide an accurate assessment of the value of your property and discuss with you how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



View from Bedroom window



Communal space at back



View from Living Room window

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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