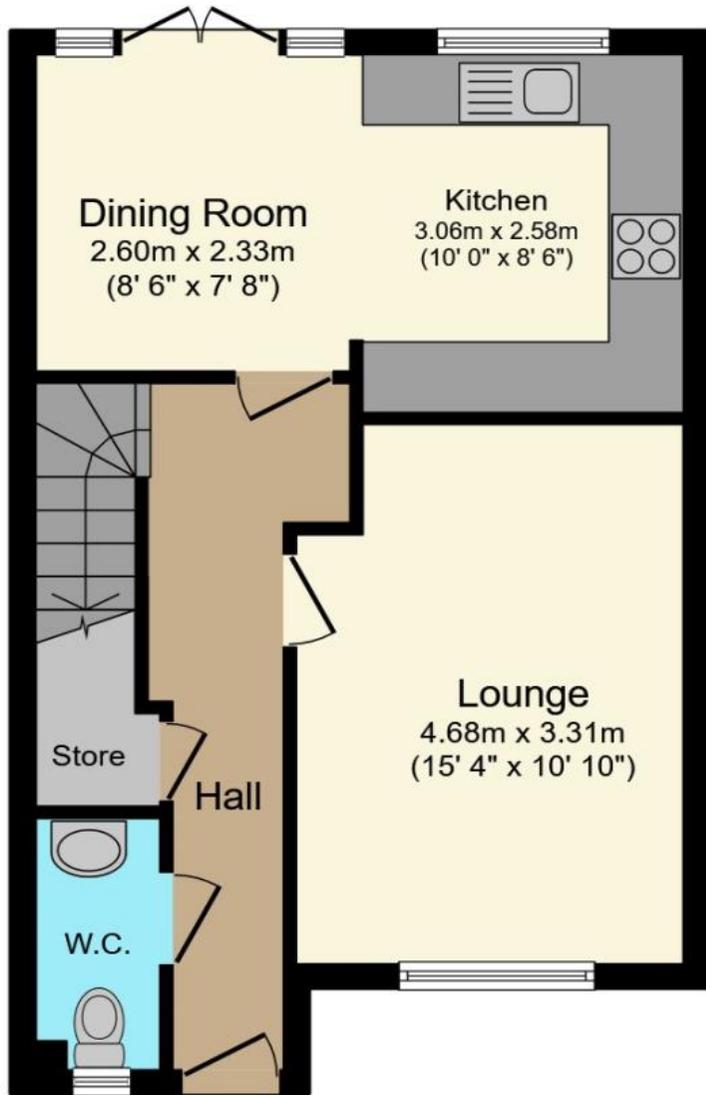




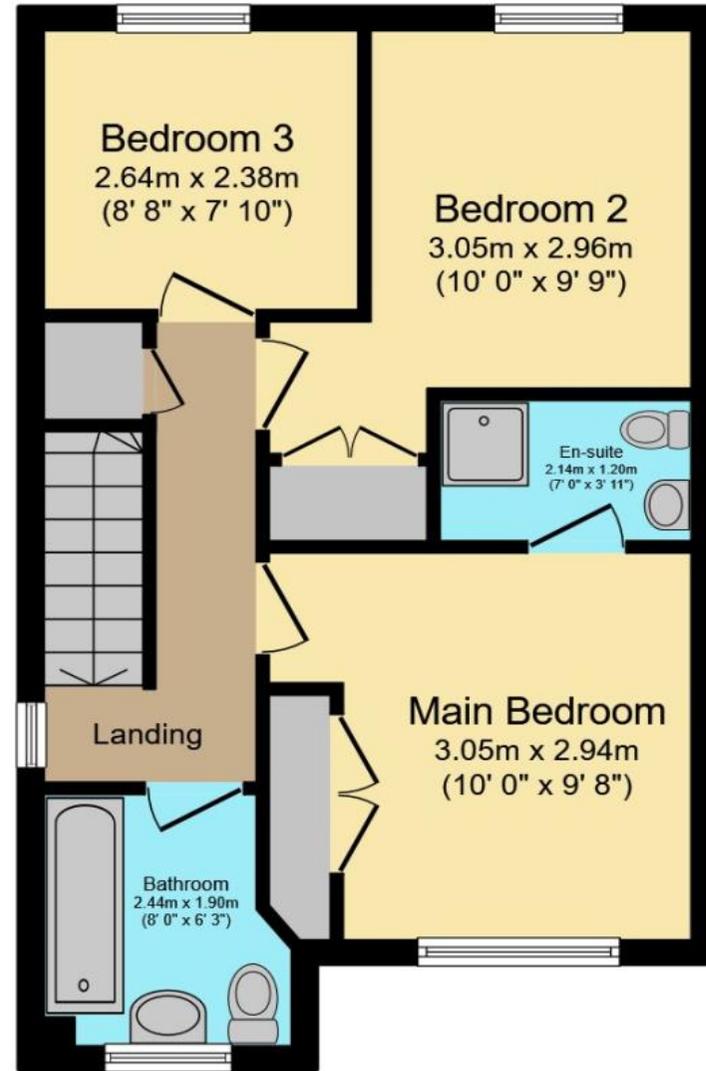
11 Craig Hill Place, Fairlie, Largs

Offers Over £199,000





**Ground Floor**



**First Floor**

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

## THE PROPERTY

Step inside No.11, a stylish three-bedroom family home situated in the highly sought-after coastal village of Fairlie. This picturesque semi-detached home has everything you'll need right on your doorstep, with just a short drive from local amenities and easy access to Largs and Glasgow by train; perfect for daily commuters.

The home has a multicar monobloc driveway to the side of the house, providing safe off-street parking and a paved walkway leading to the front door with decorative stones to one side and untarnished laid to lawn on the other. On entering the home it's easy to notice the stunning condition it's kept in as you make your way through the warm and welcoming reception hallway that's been neutrally decorated with light walls and carpet to align with the rest of the home.

The spacious family lounge has been stylishly decorated with neutral tones and hints of colour and allows an abundance of light to fill the room to create a bright and airy space to relax and unwind with family.

The contemporary dining kitchen offers a variety of chic wall and base mounted units with warming woodwork tops to create an elegant and efficient workspace, as well as an integrated 4-ring gas hob and oven. Within the room there is also a delightful family dining area that boasts its own elegant double french doors that lead out to the extensive rear garden; perfect for entertaining family and friends during summer months.

The ground floor of the property is completed with built in under stair storage and a well-presented W.C which is perfectly elegant in its simplicity.

On the upper level of this fantastic home there is three stunning bedrooms, maintained to high standards and awash with natural light. Bedroom One features built in wardrobes and a pristine condition en-suite shower room. Bedroom Two also has super convenient built-in wardrobes.

Finishing off the first floor of No.11 is an immaculate family bathroom, high quality fixtures and fittings paired with soft toned flooring and tiling creates the perfect space to unwind after a busy day. The landing of the first floor also has an additional built-in cupboard.

Lastly, through the chic french doors you will discover a stunning extensive rear garden. Fully enclosed and laid to lawn, the garden is the ideal of pets and children or utilise the fantastic sociable decking area; perfect for dining alfresco.

The property is ideally situated for Fairlie Primary School and within safe walking distance. For detailed information on schooling, please use The Property Boom's school catchment and performance tool on our website.

Park and ride facilities at Fairlie train station are less than a five-minute drive and will have you in Glasgow City Centre in under an hour. The West Coast with beautiful sandy beaches is at walking distance and Largs is also only a short car journey away. The picturesque town of Fairlie is a delightful seaside village surrounded by beautiful scenery close by to a wide range of local amenities, cafes, restaurants

We would highly recommend an early viewing of this superb family home. Viewing is 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. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT.

www.thepropertyboom.com  
70 West Regent Street, Glasgow, G2 2QZ  
Tel: 0333 900 9089 / Email: smile@thepropertyboom.com