



7 Merksworth Avenue, Dalry

Offers Over £47,500





Floor Plan

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

THE PROPERTY

Welcome to No.7, a fantastic two-bedroom upper cottage flat and the perfect opportunity for a first-time purchase or a great buy to let investment. Just a short walking distance from local shops and public transport links, this great apartment is not one to be missed.

With private own private door entry, and chic white doors throughout as well as stylish grey carpet that leads you into the family lounge, this flat is in walk in condition.

The family lounge has been decorated to incorporate the grey fitted carpet, with a variety of grey tones and a feature wall. Also benefited by an abundance of natural light this super spacious lounge is the perfect spot for relaxing with family and friends.

The well-appointed kitchen has been recently fitted with a new integrated induction cooker. Styled with wooden cupboards, granite effect worktop, and a fabulous plum shade splashback the kitchen holds plentiful storage and countertop space to create a fashionable and efficient workspace.

No.7 also has two generously proportioned double bedrooms which are both super bright and airy. Bedroom One is currently being used as a home office and is the perfect space for people working from home. Bedroom Two boasts its own excellent built-in storage.

Completing this delightful home is a well-presented shower room which includes fabulous black pattern wet wall, grey flooring, and a chrome wall mounted towel rail.

The property also has a superbly spacious communal garden shared between two properties. The easily maintained laid to lawn garden has a communal drying green and fencing surrounding; making an excellent environment for pets and children alike.

Benefiting from excellent local amenities and transport links all within a short walk. For detailed information on schooling, please use The Property Boom's school catchment and performance tool on our website. Dalry has a great selection of local amenities including shops, restaurants, supermarkets, schools and transport services. Bus and rail links give regular access throughout the area into Glasgow, Ayr and further afield and are only a short walk away. The property further benefits from easy access to the newly completed Dalry Bypass providing reduced journey times.

We would recommend early viewing of this property as it's sure to be popular. 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.

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