

Largs

10 Pencil View



c o r u m

www.corumproperty.co.uk



Quietly positioned in one of Largs most sought after small developments, 10 Pencil View is a detached bungalow presented to the market in truly walk in condition that will hold appeal for a broad sector of the market. The property has a flexible internal layout allowing for up to four bedrooms with the master located on the ground floor enjoying an ensuite shower room. The property is surrounded by meticulously maintained mature garden grounds with attractive and varied seating and entertaining areas. There is ample driveway parking leading to a detached garage. Pencil View is well placed for ease of access to the town centre and Largs Marina and golf club are less than half a mile from the property.

■ Property Description

A covered external porch gives access to an inner reception hallway. The hall has a set of French doors which open to a spacious lounge laid on an open plan L shaped basis to the dining room. The dining area has a set of sliding patio doors which give access to the rear gardens. The current owners have recently installed fitted wooden louvred shutters to the lounge and dining area giving this apartment a relaxed colonial feel. The kitchen is accessed from both the dining area and reception hallway and is fitted with a high quality range of wall and base units with polished granite work surfaces and breakfast bar. The Rangemaster stove and fridge/freezer may be included in the sale. A vestibule to the rear of the kitchen gives doorway access to the rear gardens. The property has two double bedrooms located on the ground floor and two on the upper landing. The current owners use one of the bedrooms on the upper landing as a study. The master bedroom is quietly located to the rear of the property and enjoys a modern ensuite shower room fitted with a three piece suite to include larger style shower cubicle with thermostatic shower, WC and wash hand basin. The family bathroom is located on the ground floor and is fitted with a modern three piece suite to include WC, wash hand basin and bath with electric over bath shower.









In addition to the above the property has double glazing, gas central heating, modern fitted shutters in a number of the main apartments and monobloc driveway parking leading to a detached garage equipped with power and light. The gardens are a particularly attractive feature of the property, thoughtfully designed with various decked, chipped and lawned areas making them ideal for entertaining.

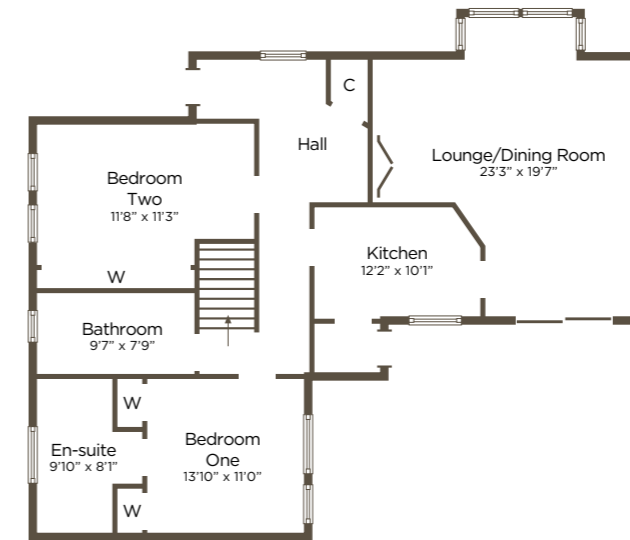
Local Area

Largs is a popular holiday destination and is becoming increasingly popular for those looking for a seaside home in a town with a good range of amenities and recreational facilities. There are a number of primary and secondary schools serving the area with excellent travel links including railway station, bus

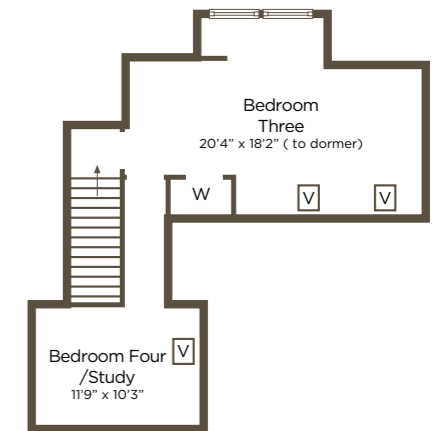
routes and easy access to the major road networks. There are many restaurants and hotels in the area, with the yacht marina and seafront being an attraction for many. Prestwick and Glasgow Airport offer regular flights throughout Britain, Ireland and Europe.

Directions

From the Agent's office turn right and proceed south towards Fairlie. Passing the Haylie Hotel on the right, continue straight on through the traffic lights. Passing Largs Golf Club on the left and Rockland Park on the right hand side, take the next turning on the right into Pencil View. Turn right into the cul-de-sac and No 10 is on the right hand side.



Ground Floor



First Floor

Largs

10 Pencil View, Largs, KA30 8JZ



- For more information please contact our Largs Office.

66 Main Street
Largs KA30 8AL
Tel: 01475 675 001
Fax: 01475 674 893
largs@corumproperty.co.uk
www.corumproperty.co.uk



A member of  OnTheMarket.com

We believe these details to be correct however their accuracy is not guaranteed and they do not form any part of a contract. Fixtures and fittings are not included unless specified in the schedule. Photographs are produced for general information and it must not be inferred that any item is included for sale with the property. Corum is a trading name of The Corum Partnership, 20 Blythwood Square, Glasgow G2 4GB.

