



**Alloway, Ayr**

4 Baird Road, Alloway, Ayr, South Ayrshire, KA7 4PN  
Offers in excess of £360,000





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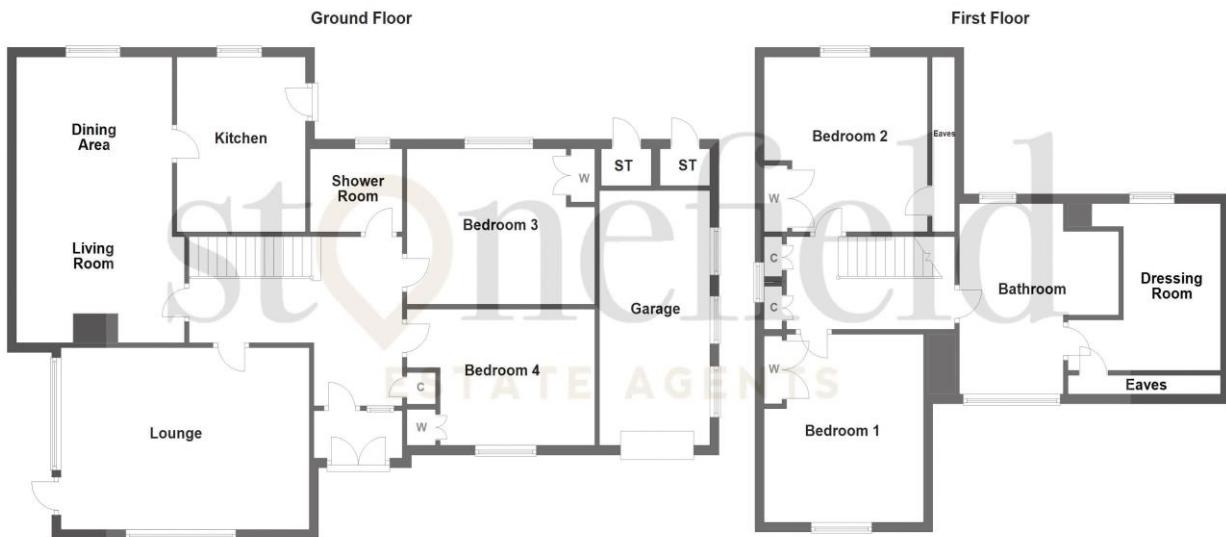
Situated in one of Ayr's premier addresses, Number 4 Baird Road is a spacious 7 apartment detached family home - a very desirable residence in a first class location.

Externally, this property enjoys private, beautifully maintained gardens, with a sizeable lawn and two formal patio areas; to the front, a spacious mono block driveway leading to a garage with electric door and two stores to the rear. Number 4 enjoys a lovely location within walking distance to Alloway village, Brig'o'Doon House Hotel and Ayr Cricket club.

Internally, this property comprises: an entrance vestibule, a reception hallway with storage cupboard, two grand reception rooms both with gas living flame fireplaces; a living room with dining area and a beautiful lounge with door opening on to a patio area to the side: a modern fitted kitchen with door to the rear garden, a shower room, two double sized bedrooms with wardrobes. Upstairs are two further double sized bedrooms, with a quirky feature of a dressing room/5th bedroom (if required) accessed from the generous family bathroom. There is plenty of eaves storage and all of the bedrooms feature wardrobes.

This beautiful family home must be viewed to be fully appreciated.





Plan and measurements are approximate only.  
Plan produced using PlanUp.



## Dimensions

Ground Floor Entrance Vestibule: 5.3ft x 5.3ft Hall: 15.3ft (max) x 10.9ft (max) Lounge: 18.2ft x 12.7ft Living Room and Dining Area: 19.9ft (max) x 12.4ft (max) Kitchen: 12.5ft x 9.5ft Shower Room: 5.9ft x 6.9ft Bedroom 3: 13.9ft x 10.9ft Bedroom 4: 13.9ft x 9.5ft Garage: (No Sizes) First Floor Bedroom 1: 13ft x 11.8ft Bedroom 2: 12.5ft x 11.8ft Bathroom: 13.2ft (max) x 11.8ft (max) Dressing Room/5th Bedroom: 11.5ft x 11.2ft (max)



## Travel Directions

From Stonefield's offices on Beresford Terrace, proceed along Carrick Road leading to Monument Road. Upon entering Alloway village, continue straight ahead and turn right onto Cambusdoon Drive, then take the first left onto Baird Road. Number 4 is on the right hand side

We believe the enclosed information and details to be correct however their accuracy is not guaranteed and they do not form any part of a contract. Photographs are for general information, measurements and distances are approximate and floorplans may not be to scale.

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