



Ayr

13 Greenan Way, Doonfoot, Ayr, South Ayrshire, KA7 4EJ





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Stonefield are delighted to present to the market 13 Greenan Way - A simply outstanding three bedroom semi detached villa with driveway and enclosed south facing gardens situated within the popular Doonfoot district on the southern fringes of Ayr town centre.

Presented to the market in stunning show home condition and located within the catchment for the highly renowned Doonfoot Primary School, it is our opinion this lovely family home will be of interest to a wide range of potential purchasers.

In summary, the ground floor comprises; entrance hall, bright and spacious open plan lounge / dining room with French doors leading onto the rear garden, modern fitted kitchen with integrated appliances plus large under stairs storage cupboard.

Stairs rise from the lounge to the first floor which hosts three bedrooms (all benefiting from integrated wardrobes) plus a luxurious shower room which has recently been upgraded.

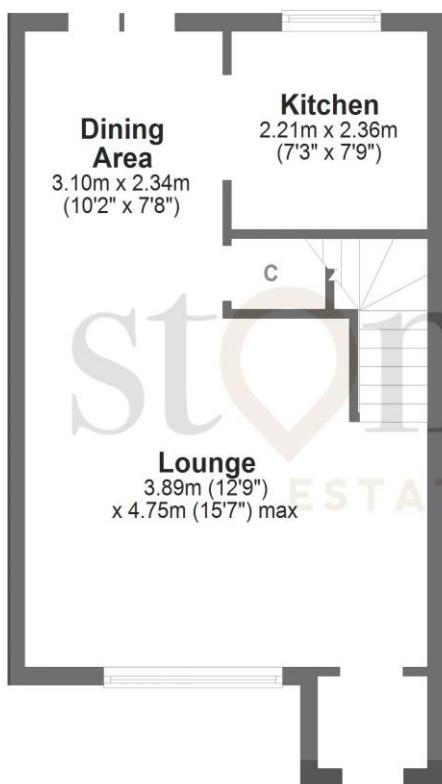
The property is complete with gas central heating, double glazing and high quality floor coverings throughout.

Externally there are low maintenance gardens to the front and a driveway providing secure off street parking. Further enhancing this delightful home is the fully enclosed child / pet friendly landscaped rear garden which enjoys a sunny southerly orientation. There is an area of artificial lawn, seasonal pots and planters, useful timber garden shed plus a patio area which is perfect for outdoor entertaining, summer BBQ's and alfresco dining.

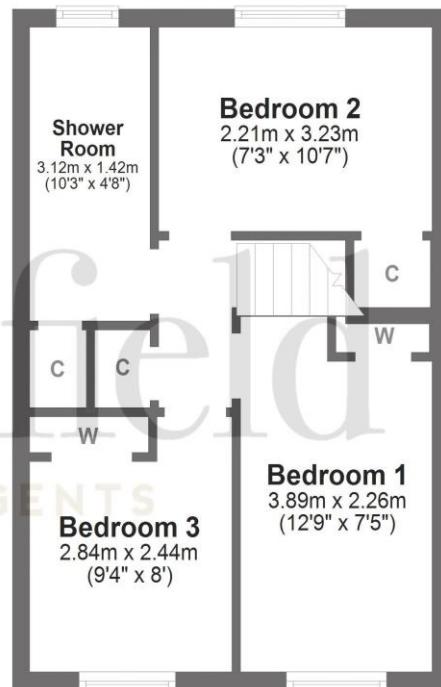
Demand for family homes within the Doonfoot district remains extremely high therefore early viewing is recommended.



### Ground Floor



### First Floor



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



### Dimensions

Lounge 12'9 x 15'7 Dining Room 7'8 x 10'2 Kitchen 7'3 x 7'9 Bedroom 1 7'5 x 12'9 Bedroom 2 7'3 x 10'7 Bedroom 3 8'0 x 9'4 Shower Room 4'8 x 10'3



## Travel Directions

SAT NAV - KA7 4RJ

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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