



11 Dunollie Gardens, Kilmarnock KA3 6FP

In Excess of £195,000

DONALD  
**ROSS**  
RESIDENTIAL





## 11 Dunollie Gardens

Kilmarnock, KA3 6FP

A modern 3-bed detached villa in a quiet Kilmarnock cul-de-sac with lounge and dining area, stylish kitchen, converted garage/family room, private rear garden, and driveway parking within close proximity to transport links to Glasgow.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- Bright & Spacious Lounge / Dining Area
- Modern Fitted Kitchen
- Convenient Downstairs WC
- Converted Garage Providing Additional Family Room
- Three Well-Proportioned Bedrooms
- Family Bathroom & Master Bedroom with En-Suite
- Private Enclosed Rear Garden
- Driveway for Off-Street Parking
- Located in a Quiet Cul-de-Sac
- Close Proximity to Transport Links to Glasgow and Surrounding



























































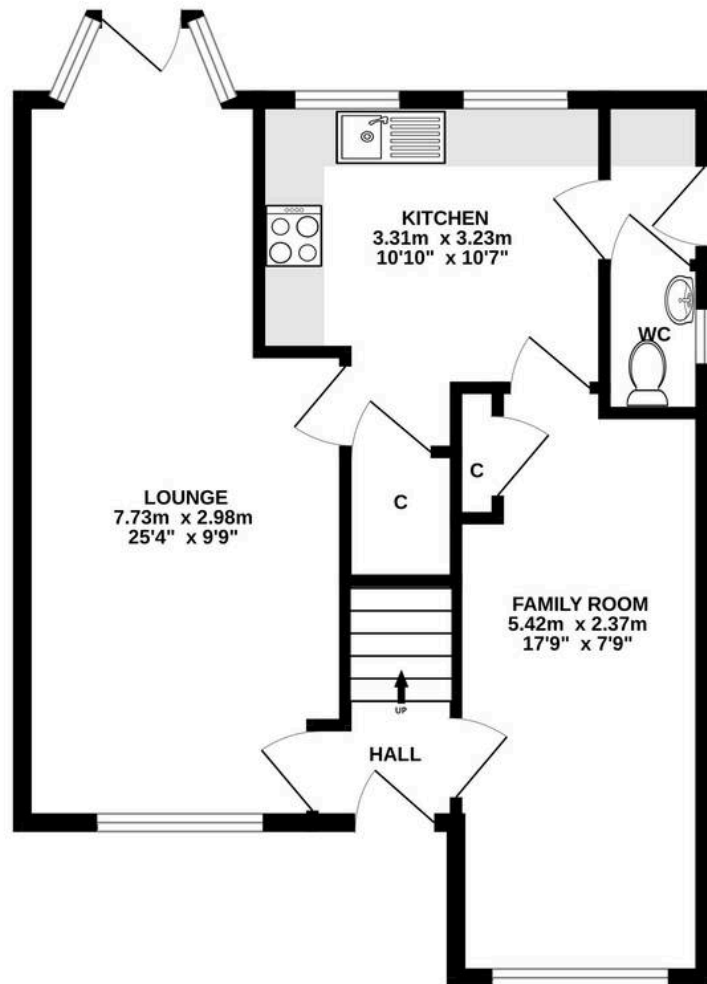




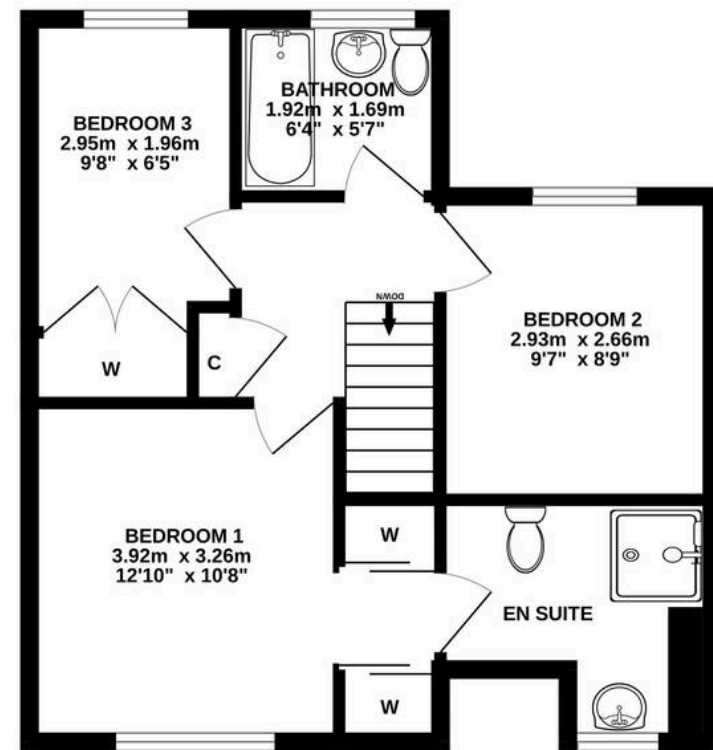




## GROUND FLOOR



## 1ST FLOOR



ALL SIZES TAKEN AT WIDEST POINTS

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Donald Ross Residential Kilmarnock

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