



**59 Dalry Road, Kilbirnie**

In Excess of **£119,950**

DONALD  
**ROSS**  
RESIDENTIAL





## 59 Dalry Road

Kilbirnie, Kilbirnie

Lovely 3-bed end-terrace villa in beautiful condition. New shower room, multi-car driveway, garage, private rear gardens. Close to amenities. Move in ready.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- Three good size bedrooms
- End of terrace villa (more privacy than mid-terrace)
- Brand new shower room with modern & fresh fittings
- Multi-car driveway with plenty of off-street parking
- Garage with secure storage / extra utility
- Private rear garden with outdoor space for relaxing / play
- Beautiful condition, well maintained, move-in ready
- Well-proportioned living areas
- Close to local amenities - shops, schools, transport
- Good transport & road links for easy commuting




















































































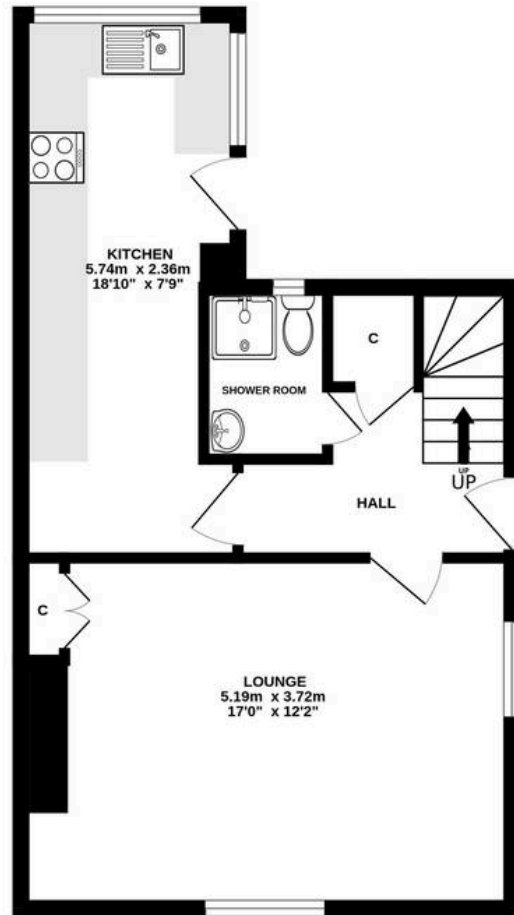


# Energy Efficiency Rating

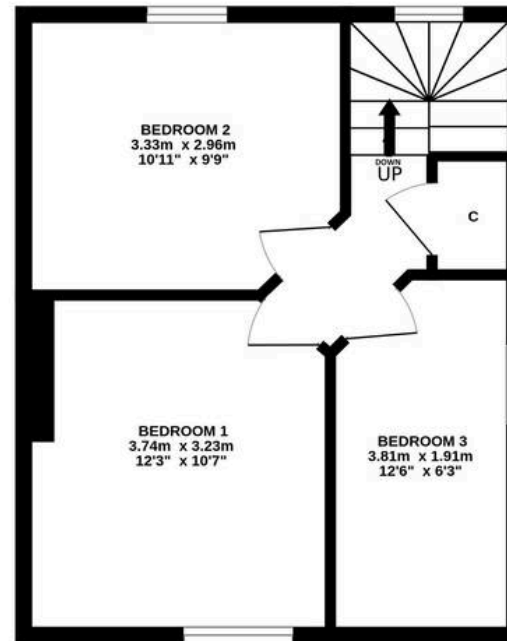
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		79
(55-68) <b>D</b>	65	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	



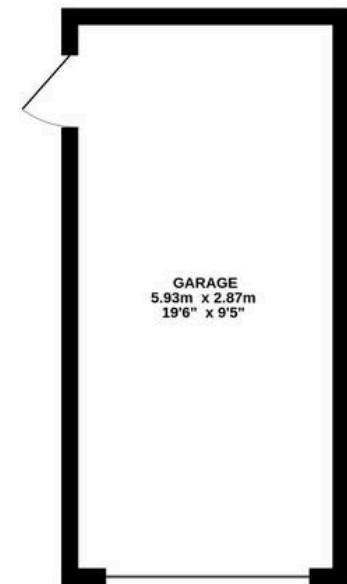
GROUND FLOOR



1ST FLOOR



GARAGE



ALL MEASUREMENTS TAKEN AT WIDEST POINT.

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 Irvine

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