

Arran Estate Agents



Alamrey, Whiting Bay

Alamrey, Silverhill, Whiting Bay, Isle of Arran.

Recently refurbished and extended detached chalet bungalow in a quiet location within Silverhill. Accommodation comprises entrance hall, two double bedrooms, open plan lounge/dining room/kitchen and shower room. Decked terrace and secluded garden with off road parking. Full electric central heating and double glazing. Most attractive holiday home or full time residence.

Directions: From Brodick Pier, turn left and proceed through Lamlash to Whiting Bay. Continue through the village, turning right at the bowling green and proceed up the Golf Course Road for approximately 150 metres - turn left up the track to the Silverhill development. Continue through to the rear of the development where Alamrey is located on the right hand side.



Decked Terrace

ACCOMMODATION:

ENTRANCE HALL: 3.44m x 1.95m (11'3" x 6'5")
overall

The entrance to the property is to the rear accessed from the raised decking to the spacious bright entrance hall with space for cloaks and having small built cupboard accommodating the electricity meters.

LOUNGE / DINING ROOM/KITCHEN: 5.18m x 4.66m (17'0" x 15'3")
overall

Recently extended dining area with door and windows to the decking and open to the recently installed kitchen with attractive base and wall units, beech laminate work surface with stainless steel sink, ceramic hob and oven. Recently plumbed for washing machine. Karndean flooring to the kitchen area and recently laid carpeting to the lounge and dining areas.

BEDROOM ONE: 2.67m x 3.55m (8'9" x 11'8") plus wardrobe
Bright double bedroom with window to the rear and having large double door wardrobe.

BEDROOM TWO: 4.18m x 2.65m (13'9" x 8'8") plus wardrobe
Further double room with window to the sheltered rear garden and also with large double wardrobe.

SHOWER ROOM: 1.54m x 2.39m (5'1" x 7'10") overall
Refurbished shower room with an attractive shower, w.c. and washbasin. Window to the rear and built cupboard accommodating the hot water tank and linen storage.

GARDEN:

Alamrey is located to the rear of this development with off road parking, raised decked terrace and sheltered garden to the rear. There are two garden sheds, one of which accommodates a tumble dryer.

SERVICES:

The property is connected to mains electricity, water and drainage. Central heating is by electric storage heaters and panel convectors on an off peak tariff.

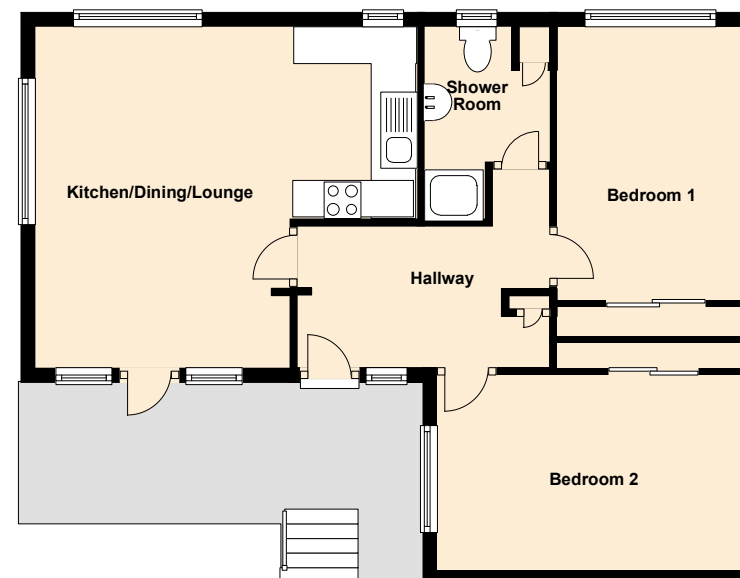
COUNCIL TAX:

The property is currently banded 'A' for council tax, paying £768.00 in 2010/11 excluding water and wastewater charges.

OTHER INFORMATION:

Alamrey has probably the best location within this small development of timber chalets, located within a short distance from the main shopping centre in Whiting Bay. It has been tastefully extended and upgraded including improvements to the insulation, new kitchen and bathroom fittings, PVC double glazed windows and it enjoys the benefits of a quiet corner garden sheltered by mature trees and shrubs with off road parking.

Whiting Bay has an excellent selection of shops, restaurants and pub as well as a bowling green, 18 hole golf course and boating facilities in the bay. There is a primary school, the secondary school being in Lamlash to which pupils are conveyed daily.



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FLOOR PLAN • NOT TO SCALE • FOR GUIDANCE ONLY

If you intend to travel to Arran from the mainland and want to bring your own transport please contact Caledonian MacBrayne to reserve the car and check that the ferry is sailing to timetable on the day of travel. Caledonian MacBrayne Tel: 01770 302166; www.calmac.co.uk If you would like us to collect you at the pier we will be pleased to do so and to transport you to and from the property.



PLEASE NOTE THAT ALL VIEWINGS ARE STRICTLY BY APPOINTMENT ONLY

The vendor or his agent reserves the right to accept any offer at any time without prior notice being given. However the agent will, so far as is reasonably possible, advise all prospective purchasers who have notified the agents of their intention to offer, of any closing date and time which may be set. These particulars are believed to be correct but their accuracy is not guaranteed and they should not form or constitute any part of a contract.

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