



## 49 Holmhead, Kilbirnie, KA25 6BS

**EXTENDED 4 BED DETACHED BUNGALOW WITH GREAT POTENTIAL LOCATED WITHIN THE WELL-ESTABLISHED TOWN OF KILBIRNIE**

- Livingroom with feature fireplace
- Bright family room with bay window
- Kitchen with space for breakfast table
- Utility room
- 4 generous sized bedrooms
- 3-piece suite bathroom as well as a separate shower room
- Single detached garage
- Large garden grounds to rear of property

## Location

Kilbirnie is a small town situated in the Garnock Valley area of North Ayrshire. The town has a selection of local amenities such as butchers, Boots pharmacy, coffee shop as well as a Tesco superstore. Schooling can be found at St Bridgets Primary School, Moorpark Primary School in addition to the Garnock campus primary school. Park and ride facilities at Glengarnock train station are less than a ten-minute drive and a regular bus service will have you in Glasgow City Centre in under 40 minutes. The west coast highlights beautiful sandy beaches and is only 20 minutes' drive or a short train journey away.

## Viewing Arrangements

By appointment with The Church of Scotland Law Department. Please email [properties@churchofscotland.org.uk](mailto:properties@churchofscotland.org.uk)







# Offers

Offers are invited and should be submitted in writing, through a Scottish solicitor. Please send offers via email in the first instance.



The Church of Scotland

Law Department

121 George Street

Edinburgh

EH2 4YN

Telephone: 0131 240 2263

Email: [properties@churchofscotland.org.uk](mailto:properties@churchofscotland.org.uk)

It is possible that a closing date for offers will be fixed and, to ensure that they receive intimation of this, prospective purchasers must formally intimate their interest, via a Scottish solicitor, in writing or by Email with the Law Department.

As offers will require to be considered by one or more Church Committees, they should not be subject to short time limits for acceptance.

The sellers do not bind themselves to accept the highest or any of the offers they receive.

Whilst the foregoing particulars are believed to be correct they are not warranted on the part of the sellers and prospective purchasers will require to satisfy themselves with regards to all matters prior to offers.

The Church of Scotland -Scottish Charity No SC011353

