



**75 Aird Avenue  
Cumnock**

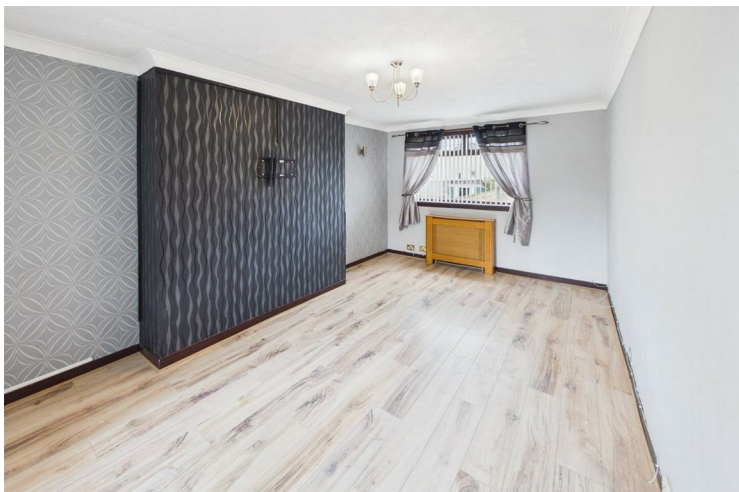
**£79,995**  
**Freehold**

Welcome to this charming terraced house located on Aird Avenue in Auchinleck, Cumnock. This delightful property boasts three well-proportioned bedrooms, making it an ideal home for families. Spanning approximately 893 square feet, the layout is both practical and inviting.

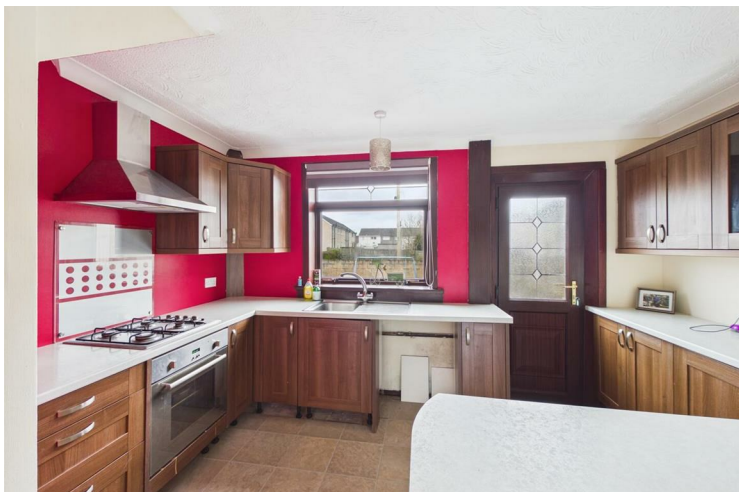
Upon entering, you will find a spacious living and dining area that offers a perfect setting for relaxation and entertaining. The modern kitchen is equipped with contemporary fittings, providing a functional space for culinary pursuits.

The property also features a good-sized rear garden, which presents an excellent opportunity for outdoor enjoyment, whether it be for gardening, play, or simply unwinding in the fresh air. Additionally, there is an office/study room which could easily convert to an additional WC or Shower room.

This home is conveniently situated, offering easy access to local amenities and transport links, making it a wonderful choice for those looking to settle in a friendly community. With its combination of space, comfort, and practicality, this terraced house is a fantastic opportunity not to be missed.

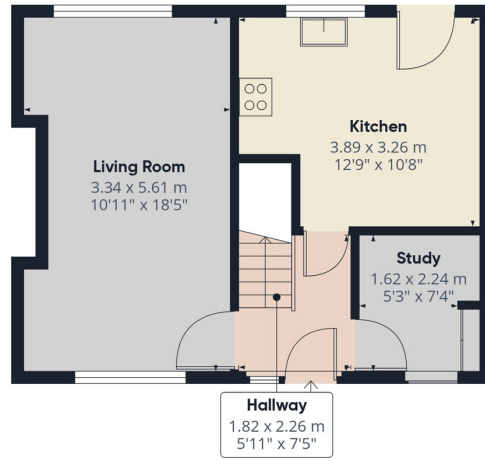


- 3 spacious bedrooms
- Large open living/dining
- Modern, sleek kitchen
- Good-sized rear garden

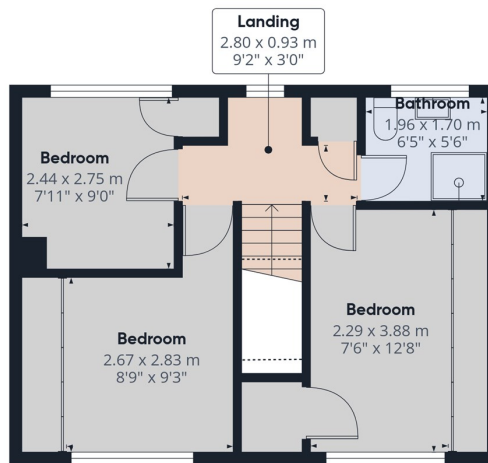


- Office/study
- Terraced house style
- Double glazing throughout
- Private rear garden
- Viewing highly recommended





Floor 0



Floor 1



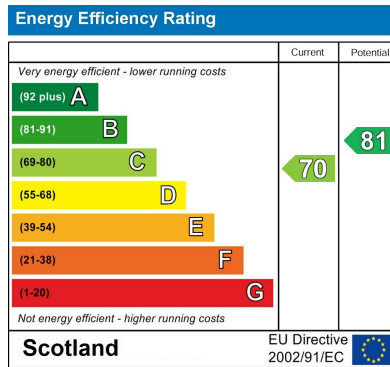
**Approximate total area<sup>(1)</sup>**  
76.5 m<sup>2</sup>  
823 ft<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom  
----- Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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