

Overton Crescent

, West Kilbride KA23 9HG

- 3 Double Bedrooms
- Bay Windowed Lounge
- Fitted Kitchen & Bathroom
- Stunning Panoramic Views of Arran & Firth of Clyde
- Spacious Lounge/Diner
- Garage

Offers In The Region Of £160,000 Freehold





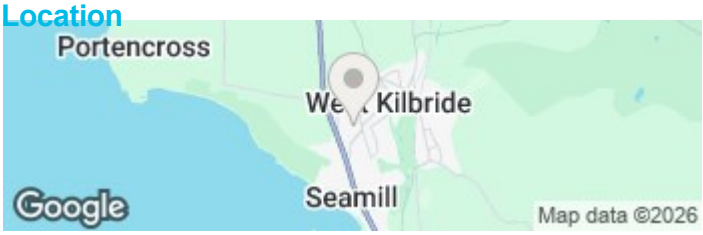








Location



Lounge/Diner

28'3" x 13'1"
Stunning panoramic views over the Firth of Clyde towards Arran

Kitchen

9'10" x 8'2"

Bedroom 1

14'1" x 10'10"
Window to the rear of the property with views of Arran.

Bedroom 2

12'10" x 10'10"
Window to the front of the property.

Bedroom 3

12'6" x 11'2"
Window to the rear of the property with views of Arran.

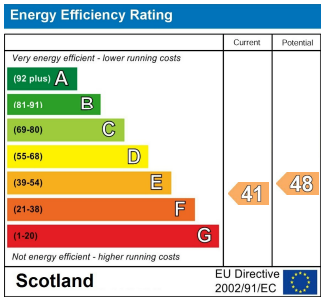
Bathroom

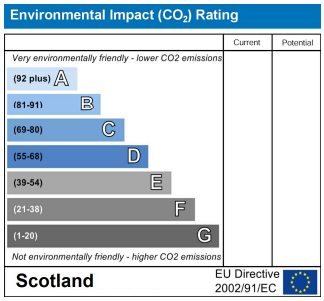
Garage

18'1" x 12'6"






Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
41
48
Scotland
EU Directive 2002/91/EC


Environmental Impact (CO_2) Rating
Current
Potential
Very environmentally friendly - lower CO2 emissions
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not environmentally friendly - higher CO2 emissions
Scotland
EU Directive 2002/91/EC

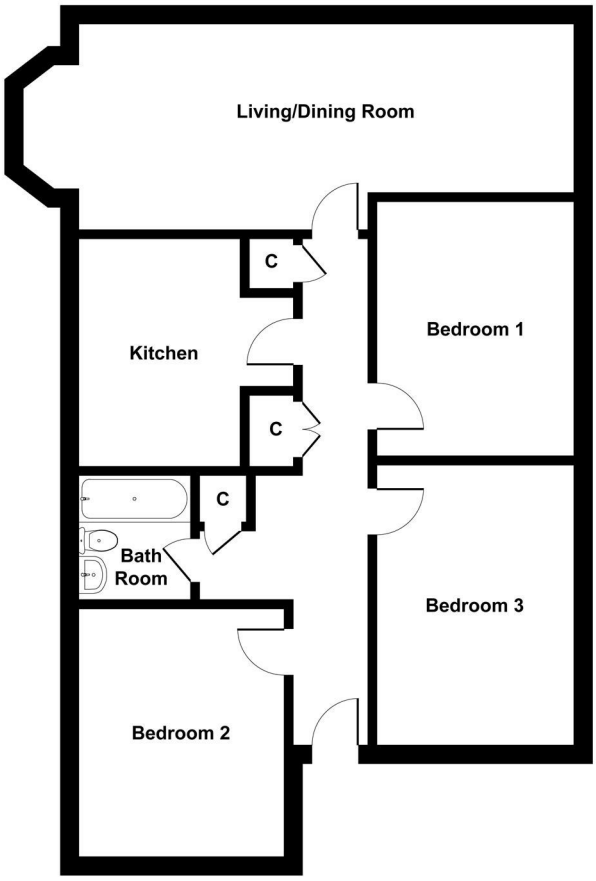


Local Authority **North Ayrshire Coucil**
Council Tax Band **D**
EPC Rating **E**





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Not to Scale. Produced by The Plan Portal 2026
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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 for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.