

80 Homemount House

LARGS, NORTH AYRSHIRE, KA30 9LS



*A BRIGHT AND AIRY ONE BEDROOM
RETIREMENT APARTMENT*



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Part Exchange Available. We are delighted to bring to the market this bright and airy one-bedroom retirement apartment located on the top floor, accessed via a lift, boasting a beautiful outlook over the garden grounds..

The development was built by McCarthy & Stone in 1984 and comprises 91 self-contained apartments on four floors, served by two lifts. It is purpose-built for retirement and each apartment has an entry phone with communication to the Resident Development Manager by means of an intercom. The development is for over sixties or in the case of a couple, one must be over sixty and the other over fifty-five.

Homemount House is on the corner of Gogoside Road and Irvine Road in close proximity to shops, buses and trains. Largs is a delightful town with a backdrop of glens and moors and facing the sheltered water of the Firth of Clyde. Country parks for the enjoyment of all and possible to pursue almost any interest.

A welcoming hallway allows access to all apartments. The formal lounge has been tastefully decorated by the current owners and the room has a real cosy feel to it and boasts a pleasant outlook over the garden grounds. The kitchen has a range of floor and wall mounted units with a contemporary work surface and plumbed space for free standing appliances. The well-appointed bright and airy bedroom has a range of furniture configurations and is further complemented with built in wardrobes. The shower room completes the accommodation internally. The current owners have recently upgraded the windows throughout and the radiators.





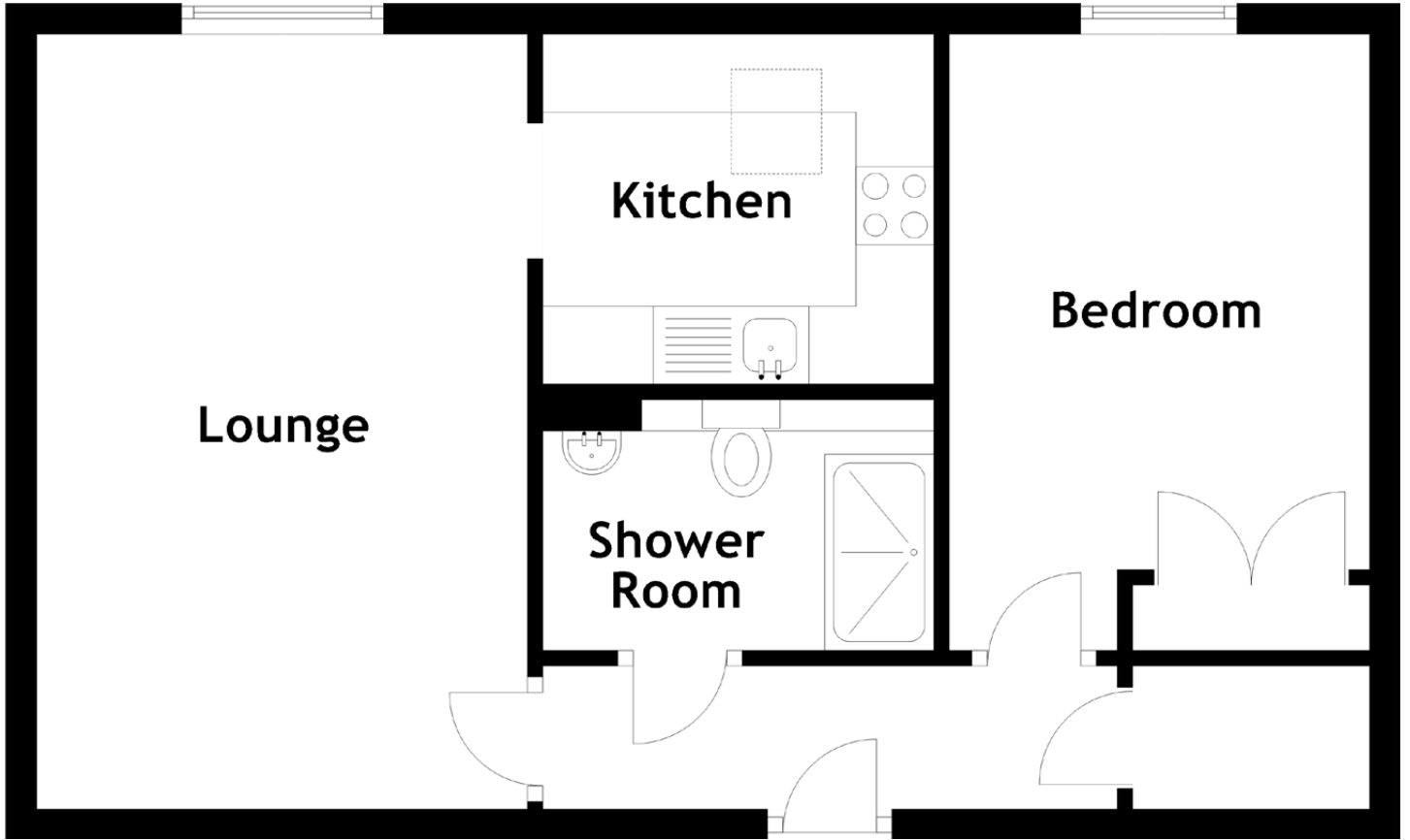




The Bedroom







Approximate Dimensions

(Taken from the widest point)

Lounge	5.00m (16'5") x 3.15m (10'4")
Kitchen	2.30m (7'7") x 2.25m (7'5")
Bedroom	4.00m (13'2") x 2.70m (8'10")
Shower Room	2.30m (7'7") x 1.65m (5'5")

Gross internal floor area (m²): 38m²

EPC Rating: C

Extras (Included in the sale): Carpets and floor coverings, light fixtures and fittings, curtains and blinds. White goods in the kitchen being left.

The complex benefits from a residents lounge and kitchen where regular social events take place and is a fantastic opportunity to socialise with other residents, a laundry room and communal gardens which provide a perfect setting during the summer months. Finally, the complex is completed with residents parking.



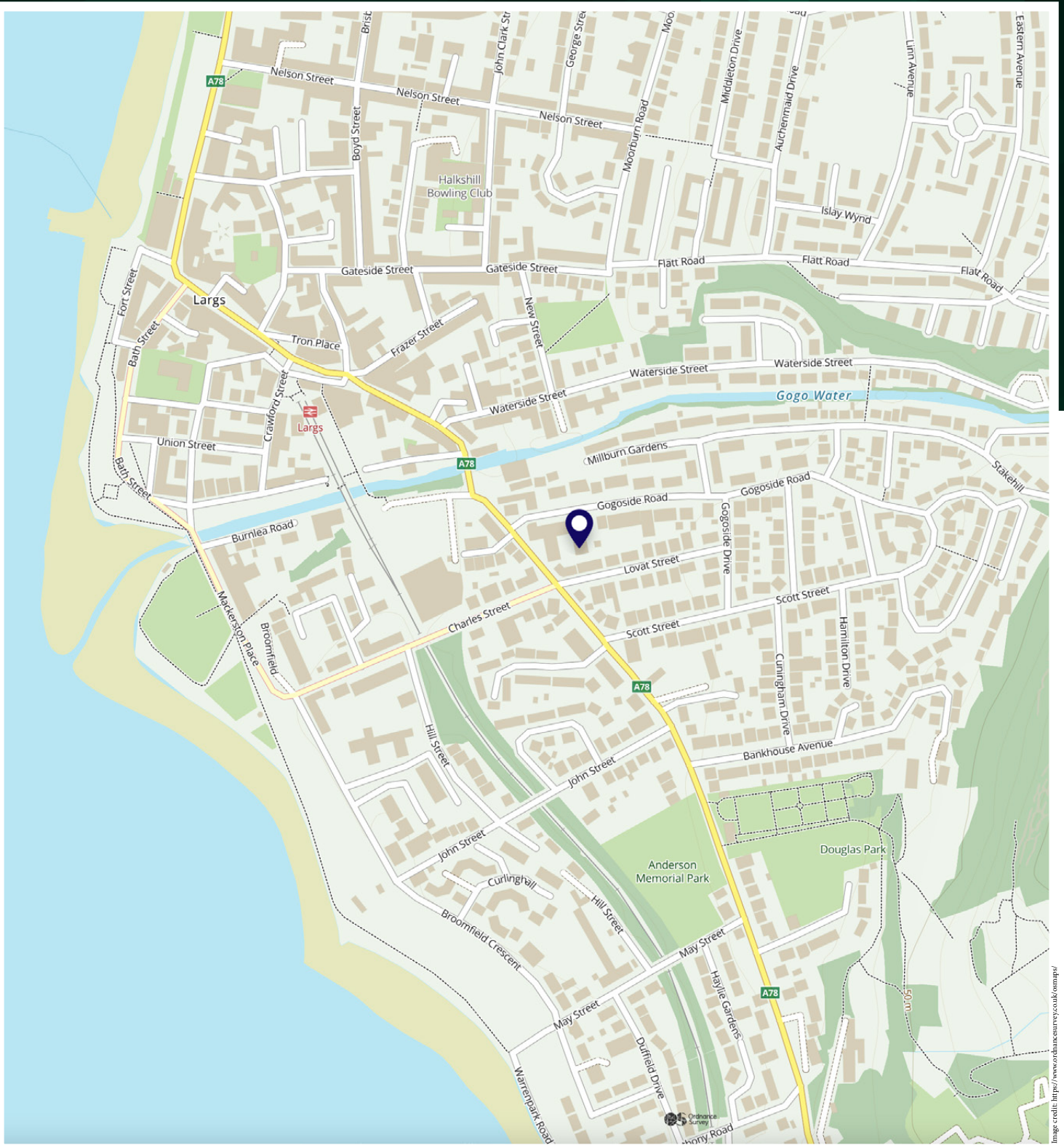


For many years, Largs has proved to be one of Scotland's most desirable towns in which to locate, due to its natural landscape with a magnificent coastline, taking in the breathtaking sights of Arran, Bute and Cumbrae to the west and the spectacular backdrop of the countryside to the east. Popular with all ages, providing excellent shopping, cafes, bars and restaurants



with the world-famous Nardini's, a marina, golf courses and high performing schools. Largs is in that enviable position of offering everything you could need.

With its proximity to Glasgow Airport, Prestwick Airport and Glasgow City Centre. Largs is also an ideal commute to Glasgow and, by air, nationwide.



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