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19 Sergeants Park, Newtown St Boswells

Guide Price £115,000



19 Sergeants Park is a comfortably proportioned semi-detached property, located in a popular area of Newtown St Boswells, just a short walk from all the good amenities on offer within the village. The property is presented in very good order throughout and benefits from an abundance of attractive and additional features including a modern kitchen & bathroom, good storage space, easily maintained garden and drive. Early viewing essential.









19 Sergeants Park, **Newtown St** Boswells

TD6 0QG

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Hall Lounge Dining Area Kitchen Two Bedrooms Bathroom

Double Glazing Gas Central Heating

Enclosed Garden to Rear Shed Drive

Newtown St Boswells is a small village lying just off the main A68 trunk road, which provides easy access to both Edinburgh and Newcastle. The central location also makes most towns and villages in the region easily accessible. One of the Borders' main employers, Scottish Borders Council is only a few minutes' walk and the Borders General Hospital is approximately three miles away. The Waverley rail link between Edinburgh and Tweedbank can be reached in around 10 minutes by car.

Fixtures and Fittings

The sale shall include all carpets and floorcoverings, light fittings, kitchen fittings and bathroom fittings.

Services

Mains drainage, gas, water and electricity. Gas central heating, double glazing.

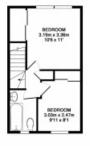
EPC

Viewing

Strictly by appointment with the Selling Agent.

By mutual agreement.





CULLEN KILSHAW SOLICITORS & ESTATE AGENTS

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Whilst these particulars are prepared with care and are believed to be accurate neither the Selling Agent nor the vendor warrant the accuracy of the information contained herein and intending purchasers will be held to have satisfied themselves that the information given is correct. Full members of:



Spc



