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## 6 Anworth Terrace Newtown St Boswells

TD6 0PF

**Guide Price £89,950**



6 Anworth Terrace is an attractive first and upper floor dwelling, located in the quiet village of Newtown St Boswells, tucked away from view, enjoying an extremely private setting. Presented in good order, the property would be perfectly suited to those searching for a starter home or rental investment. Outside there is an area of private garden alongside a shared drying area.

# 6 Anworth Terrace Newtown St Boswells

TD6 0PF

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FIRST FLOOR:

HALL  
LOUNGE WITH OPEN FIRE  
KITCHEN  
DINING ROOM  
BATHROOM

UPPER FLOOR:

TWO DOUBLE BEDROOMS

OUTSIDE:

PRIVATE GARDEN  
SHARED DRYING AREA



## Location:

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 Border General Hospital is approximately three miles away. There are an excellent range of local amenities in the village including a health centre, small supermarket and good public transport.

## Directions:

Travelling into Newtown St Boswells off the A68 proceed into the village passing the Scottish Borders Council HQ. Turn left where signposted into Tweedside Road. Anworth Cottages sit on the left hand side just behind Ashley Cottages, accessed via pathway. Number 6 is at the far end of the block, accessed by a flight of stone steps to the rear.

## Fixtures and Fittings:

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

## Services:

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

## EPC:

E

## Council Tax Band:

A

## Viewing:

By appointment with the Selling Agents.

## 6 Anworth Terrace, Newtown, St. Boswells



Illustration for identification purposes only, measurements are approximate, not to scale.  
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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:

