

Galashiels

Call 01896 758311

CULLEN KILSHAW
SOLICITORS & ESTATE AGENTS

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**Stroma,
Windyknowe Road,
Galashiels, TD1
1RQ**
Guide Price £285,000



Stroma is a quite unique detached dwelling which is tucked away from view enjoying a superb degree of privacy, in a highly sought after area of Galashiels which is within comfortable reach of the town centre. The entire property has been refurbished by the present owner so is presented onto the market in immaculate condition, truly ready to move into, boasting quality modern kitchen and bathroom fittings. The layout is such that the living accommodation is at first floor level, making the most of the open aspect, and a real feature is the large open lounge leading through to the kitchen; the perfect focal point and ideal for those keen on entertaining. Outside, there are gardens surrounding the property, with a patio ideal for outdoor seating, whilst a garage and drive ensure there is ample private parking.



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Ground Floor
Entrance Hall
Two Double Bedrooms
Bathroom

First Floor
Spacious Lounge
Modern Kitchen
Double Bedroom
Contemporary Shower Room

Gas Central Heating
Double Glazing

Gardens to front, side & rear
Garage & Drive



Location

Situated on the Gala Water in the rolling Borders countryside, Galashiels is a bustling town boasting a fine selection of shops together with several excellent restaurants in the area offering the best of Scottish fayre. Voted the happiest place to live in Scotland in 2019, the town offers an abundance of recreational and sporting facilities including rugby, football, swimming, tennis and golf. Galashiels has good road links both north and south and the Waverley Rail Link between Edinburgh and Tweedbank, with a stop in Galashiels, offers an excellent commuting option.

Fixtures & Fittings

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

Services

Mains drainage, water, electricity and gas. Double Glazing. Gas Central Heating.

EPC

D

Viewings

By appointment with the Selling Agent

Council Tax Band

E

Entry

By mutual agreement

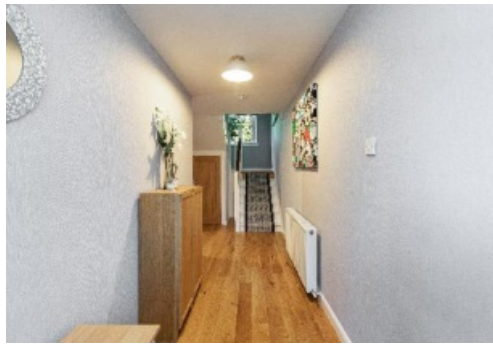


Interested in this property?
Call 01896 758311

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Opening Hours:
Monday to Friday: 9.00am to 5.00pm
Saturday: 9.00am to 12.00 noon

Also At:
Galashiels, Tel 01896 758 311
Jedburgh, Tel 01835 863 202
Hawick, Tel 01450 3723 36
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Melrose, Tel 01896 822 796
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Langholm, Tel 013873 80482
Annan, Tel 01461 202 866/867



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Approximate Gross Internal Area = 130.9 sq m / 1409 sq ft
Garage = 12.3 sq m / 132 sq ft
Total = 143.2 sq m / 1541 sq ft

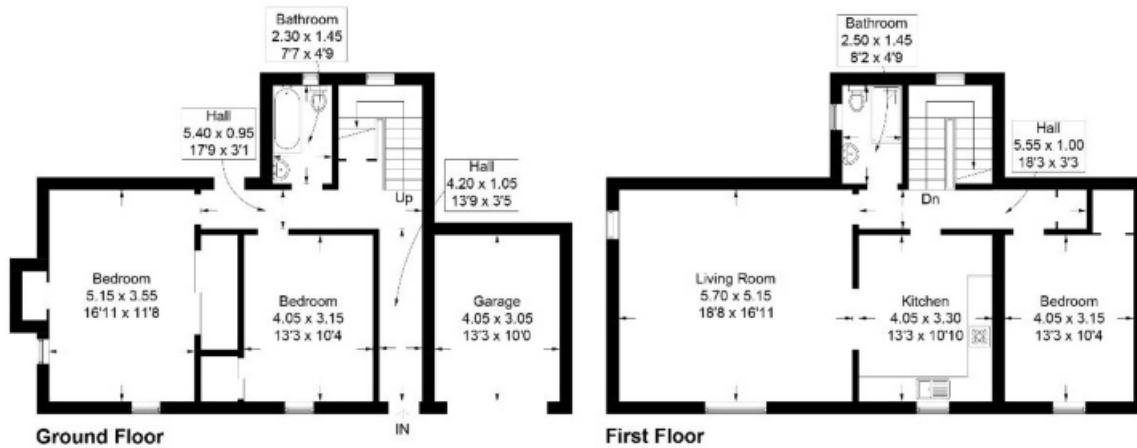


Illustration for identification purposes only, measurements are approximate, not to scale. floorplans.uketch.com © (11052013)

Full members of:



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.