

Hawick

Call 01450 372336



CULLEN KILSHAW
SOLICITORS & ESTATE AGENTS

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Willowbank

Parkdaill, Hawick, TD9 0JR



Willowbank is a most impressive detached bungalow situated in the exclusive and rarely available Parkdaill area of Hawick. Extending to an approximate 133m² internally, the property is substantial in size and offers an adaptable layout to suit a buyers own needs and is engulfed in substantial, well cared for garden grounds.



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Location

The central Borders town of Hawick is very well placed for access to all the other towns in the region. As Edinburgh city centre is easily accessible via the A7 and A68 by road and the new Waverly Rail Link to Tweedbank can be reached in around 30 minutes, the commuter is increasingly seeking out the Scottish Borders region as an ideal location in which to settle for a quality lifestyle with a quieter pace and houses at a more affordable price. Hawick has an excellent variety of shopping, leisure, recreational and sports facilities. The area is renowned for its beautiful scenery, offers numerous activities for those with an interest in sporting or leisure pursuits and is steeped in a sense of history and tradition.

Description

Internally comprising an entrance hallway, living room, dining room/fourth bedroom, fitted kitchen, utility, wc, three double bedrooms and the family bathroom. Externally the property enjoys a particularly private positioning within Parkdail, set back considerably from the roadside and accessed via a tarmac driveway. The gardens are considerable in size and are mainly laid to lawn, bordered by mature shrubs and hedging. There is parking for multiple vehicles and the property also has the benefit of the integral garage as well as a detached, external garage and summerhouse. Willowbank enjoys an enviable position overlooking the award winning Wilton Lodge Park and views of the river Teviot can be enjoyed from the rear garden. Viewings are a must to fully appreciate.

Fixtures and Fittings

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

Services

Oil central heating, mains electricity & water with drainage to septic tank

EPC

D

Viewings

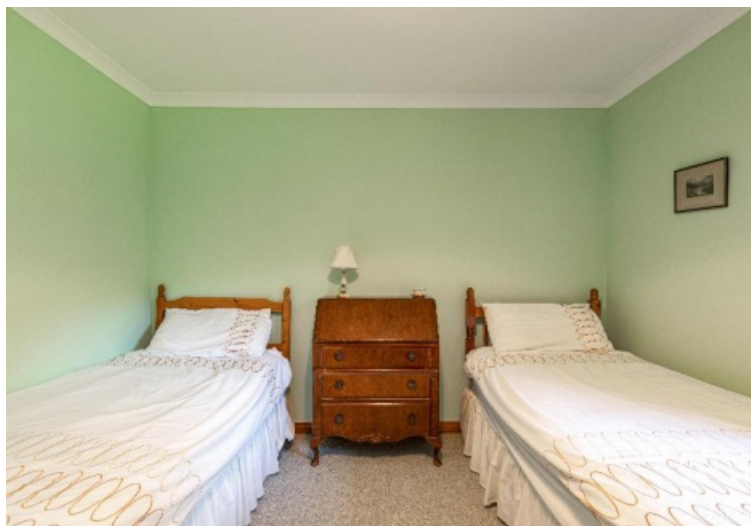
Strictly by appointment with the Selling Agent. To arrange an appointment to view please contact Cullen Kilshaw Hawick on 01450 372336.

Offers

Offers should be submitted in proper legal form to the Selling Agents. Any prospective purchaser wishing to be informed of a closing date should notify the Selling Agents as soon as possible. The Selling Agents reserve the right to sell the property without setting a closing date and do not bind themselves to accept the highest of any offer.

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Willowbank, Parkdail

Approximate Gross Internal Area = 147.9 sq m / 1592 sq ft
(Including Garage)

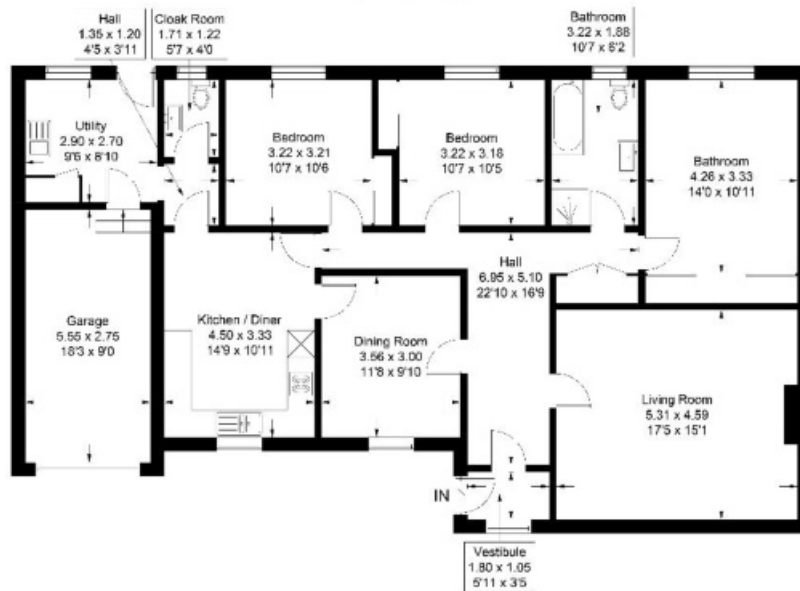


Illustration for identification purposes only, measurements are approximate, not to scale. FloorplansUsketch.com © (ID1102143)

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Hawick, TD9 9BU
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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
Kelso,	Tel 01573 400 399
Melrose,	Tel 01896 822 796
Peebles,	Tel 01721 723 999
Selkirk,	Tel 01750 723 868
Langholm,	Tel 013873 80482
Annan,	Tel 01461 202 866/867

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.