

Hawick

Call 01450 372336



CULLEN KILSHAW
SOLICITORS & ESTATE AGENTS

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8/3 Morrison Place

Hawick, TD9 0JD



Located in the popular "West End" of Hawick, 8/3 Morrison Place is a well presented three bedroom first floor apartment. Benefitting from modern fixtures and fittings, the property should appeal to the first time buyer, small family or those seeking an investment opportunity. Viewings are considered essential to fully appreciate.



8/3 Morrison Place

Hawick, TD9 0JD



Description

Internally, the property comprises of the well proportioned lounge, galley kitchen with a mix of wall and base units and laminate worktops, family bathroom with WC, wash hand basin with vanity unit and shower over bath, large master bedroom, and two further bedrooms. The property has a wealth of internal storage facilities and is presented to the market in move-in condition, whilst allowing the opportunity for a purchaser to put their own unique stamp on things. Externally, there is an area of well maintained communal garden grounds to the rear, which have been landscaped with low maintenance in mind - currently comprising a mix of patio and astro-turf.

Services

Mains gas, electricity, water and drainage.

Fixtures and Fittings

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

EPC

C

Home Report Valuation

£85,000

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.

Viewings & Offers

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

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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8/3 Morrison Place, Hawick

Approximate Gross Internal Area = 75.1 sq m / 808 sq ft

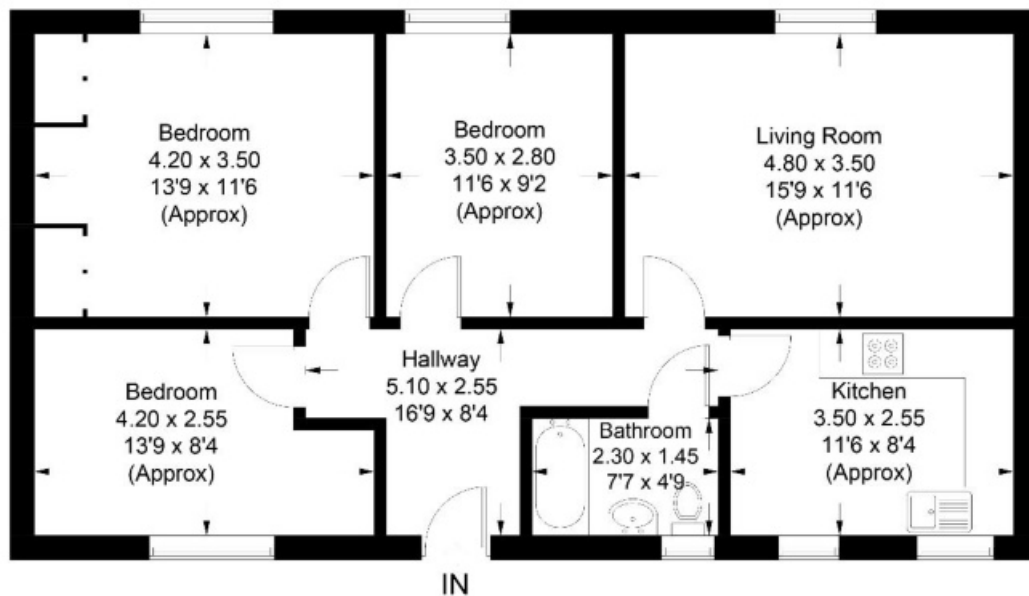


Illustration for identification purposes only, measurements are approximate, not to scale. Fouriebs.co.uk (ID1231694)

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31/35 High Street,
Hawick, TD9 9BU
Phone: 01450 372336
Fax: 01450 377463
Email: hawick@cullenkilshaw.com

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

Also At:
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Jedburgh, Tel 01835 863 202
Hawick, Tel 01450 3723 36
Kelso, Tel 01573 400 399
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