



Bonvista, 267 Wood Street, Galashiels, TD1 1RB

Guide Price £170,000



Bonvista sits on the outskirts of Galashiels, enjoying open aspects to both the front and rear, set back from the road and well placed for travel to routes outwith and into the town. Although the property requires modernisation throughout, it has tremendous potential and would make an excellent family home with well proportioned rooms and a well appointed layout; including a large floored attic which is accessed via a pull down ladder. Outside, there are gardens to the front and rear; the latter of which is particularly private, whilst a drive and detached garage provide ample private parking. In addition there are also two useful external stores to the rear.



Bonvista, 267 Wood Street, Galashiels, TD1 1RB

Guide Price £170,000

Ground Floor:
Entrance Hall
Lounge
Kitchen
Shower Room

First Floor:
Three Double Bedrooms

Access to floored attic

Gas Central Heating
Double Glazing

Gardens to front & 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, kitchen fittings and bathroom fittings.

Services

Mains drainage, water and electricity. Gas central heating. Double Glazing

EPC Rating

D

Council Tax Band

D

Viewings

By appointment with the Selling Agent

Entry

By mutual agreement



Interested in this property?

Opening Hours:

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
Tranent, Tel 01875 611211



Bonvista, 267, Wood Street, Galashiels, TD1 1RB

Approximate Gross Internal Area = 95.0 sq m / 1022 sq ft

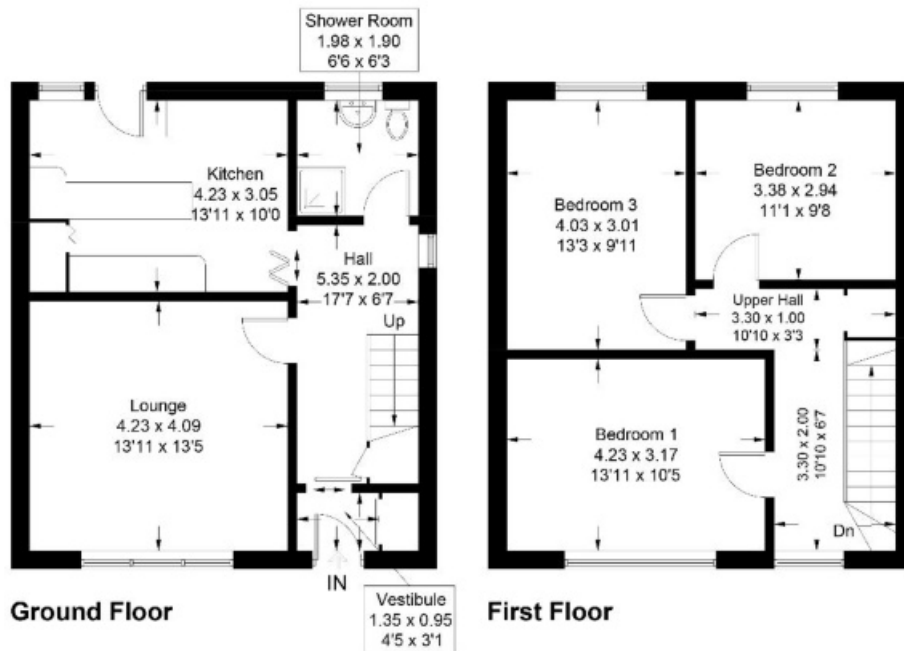


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1243325)

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.