

Hawick
Call 01450 372336

 **CULLEN KILSHAW**
SOLICITORS & ESTATE AGENTS
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Altonbank
64 Weensland Road, Hawick, TD9 9NX



Located in a well established residential area of town, Altonbank is a charming three bedroom ground floor apartment dating back to the Victorian era, originally constructed around 1880. This striking property has retained many of its original features which have been thoughtfully combined with modern comforts to form the current level of accommodation.

Internally, the property extends to a spacious 95 sqm and consists of the welcoming lounge with log burning stove and bay window, well appointed dining kitchen, new bathroom with free-standing bath, WC, shower cubicle and wash hand basin, three double bedrooms, utility and well positioned sunroom to the rear.

Externally, Altonbank enjoys well tended, low maintenance private garden grounds to the front and rear as well as ownership of an outside storage cupboard. Parking is available to the front of the property.

The property presented to the market in immaculate condition throughout, with viewings considered essential to fully appreciate all that this timeless period style home has to offer.

Altonbank

Approximate Gross Internal Area = 94.52 sq m / 1017 sq ft

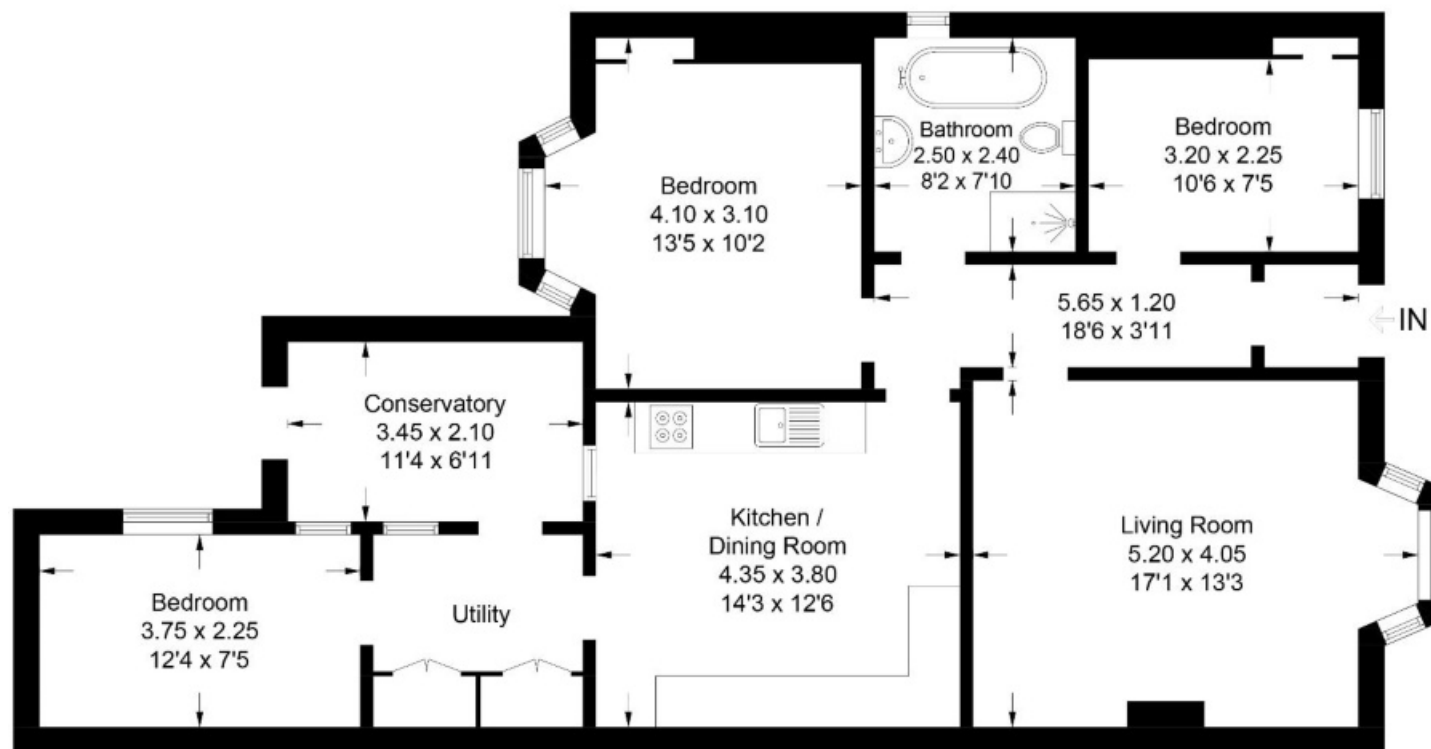


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1251463)

Situation

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.

Fixtures and Fittings

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

Services

Mains gas, electricity, water and drainage.

EPC | Home Report Valuation

D | £205,000

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.

Interested in this property?
Hawick
Call 01450 372336

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
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Kelso,	Tel 01573 400 399
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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.