

Hawick
Call 01450 372336

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**Slitrig Cottage,
1 The Village, Hawick, TD9 0AH**



A charming Category C listed period property, Slitrig Cottage is a beautifully restored and spacious home offering a perfect blend of historic character and modern luxury. Set over three floors, this detached home spans an impressive 158 sqm and is full of original features, including curved walls, creating an atmosphere of warmth and uniqueness. With the ground and first floors recently renovated to an very high standard, this home offers a contemporary and stylish living space while retaining its historic charm.

The ground floor welcomes you with an entrance hall leading to a cozy lounge with wood-burning stove and a stunning open-plan kitchen/dining room. The heart of the home, the newly designed kitchen, boasts two-toned cabinetry, a large central island, and generous dining space, perfect for family meals and entertaining guests. A convenient WC and a bright office space complete the ground floor.

Upstairs, the first floor features an exceptionally spacious master bedroom with a walk-in wardrobe, providing ample storage and an airy, peaceful retreat. A further generously sized double bedroom adds flexibility to the layout, whether for guests or family.

The second floor offers exciting potential with its attic conversion. This floor, though still requiring some work, holds promise with two smaller bedrooms and a family shower room.

Outside, the property is enveloped in garden grounds, bordered by a traditional stone dyke, offering both privacy and charm. The rear garden features a patio area, perfect for outdoor dining or relaxing in the sun, while the front garden is ready for your personal touch, with space for stone chips or artificial grass. For added convenience, the property comes with an allocated parking space, ensuring secure off-road parking in this sought-after area.

Slitrig Cottage offers not only a stunning period home full of character but also huge potential for future development, making it a rare find in the heart of Hawick. Whether you're looking for a beautiful family home with room to grow or a character-filled property with endless possibilities, this home truly has it all.

Slitrig Cottage, 1, The Village, Hawick, TD9 0AH

Approximate Gross Internal Area = 158.8 sq m / 1709 sq ft

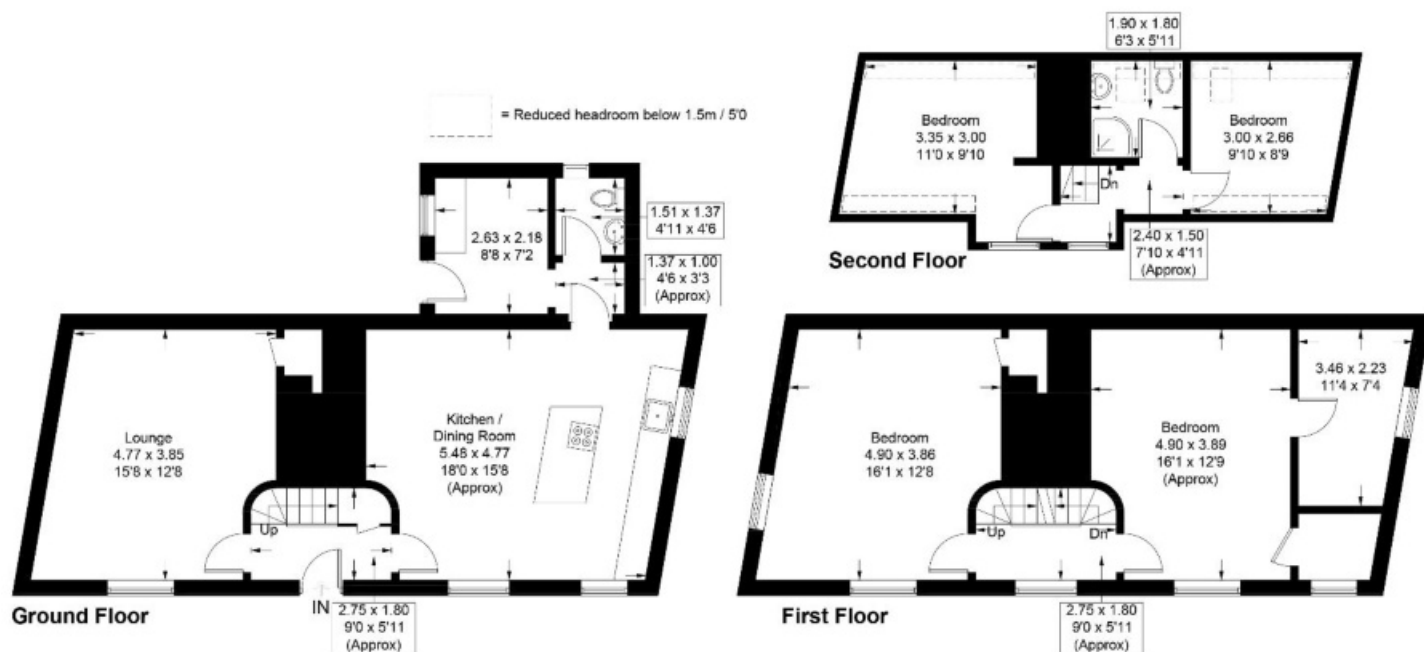


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1259856)

Situation

Hawick, located in the heart of the Scottish Borders, offers easy access to Edinburgh via the A7 and A68, as well as the Waverley Rail Link to Tweedbank, making it an attractive option for commuters. The town combines a quieter pace of life with affordable housing, while providing a range of shopping, leisure, and recreational facilities. Surrounded by stunning scenery, it's ideal for outdoor enthusiasts and those seeking a community rich in history and tradition.

Home Report Value | EPC

£195,000 | EPC: D

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.

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

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

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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.