

Langholm

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SOLICITORS & ESTATE AGENTS

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47a North Hermitage Street

Newcastleton, TD9 0RA

Offers Over £60,000



Here's a wonderful opportunity to put your own stamp on a property in the highly sought-after rural village of Newcastleton, nestled within the stunning Liddesdale Valley. This mid-terrace house offers a solid foundation for those looking to renovate and create their ideal home.

On entering the property you'll find a welcoming hallway that leads to the living room complete with a traditional coal fire, perfect for those cosy winter evenings. The layout continues with an inner hallway with two large storage cupboards. A bathroom fitted with a WC, wash hand basin, bath with an electric shower over and a kitchen with a range of wall and base units. Upstairs there are two generously sized bedrooms providing ample space for family or guests. While this home is in need of refurbishment and modernisation it presents an exciting prospect for buyers eager to infuse their own style and vision.

Newcastleton is a truly special place to live boasting a strong sense of community and a wide array of local amenities and leisure facilities. The well-regarded primary school adds to its appeal for families. Its prime location just a short distance from Langholm, Hawick and Carlisle offers the best of both worlds – tranquil rural living with convenient access to larger towns. If you're looking for a project with fantastic potential in a vibrant and welcoming village this could be the one for you.

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Ground Floor
Entrance Hall
Living Room
Inner Hall
Kitchen
Bathroom

First Floor
2 Double Bedrooms



Situation

The small rural village of Newcastleton, nestled within the beautiful valley of Liddesdale, offers a wide range of local amenities, leisure facilities and a well-regarded primary school as well as a wealth of community spirit and functions - inclusive of 'Copshaw Festival'. A few miles from the border with England, on the Liddel Water, is the site of Hermitage Castle, a historic site which attracts tourists throughout the year and is open seasonally. Newcastleton is 10 miles east of Langholm, 17 miles south of Hawick, 24 miles north of Carlisle and 74 miles south of Edinburgh.

Fixtures and Fittings

All blinds, curtains, carpets and floor coverings throughout the property are included in the sale price.

Services

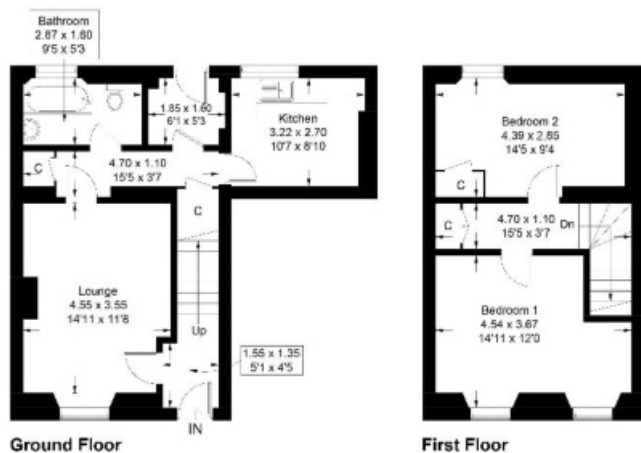
Mains water, electricity and drainage. Double Glazing. Electric storage heating.

EPC

G.

Council Tax

B.



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Full members of:

