Jedburgh
Call 01835 863202

CULLEN KILSHAW
SOLICITORS & ESTATE AGENTS

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3 Allerton Court, Jedburgh, TD8 6RT













Occupying a desirable position within an established residential development, 3 Allerton Court offers an excellent opportunity to acquire a spacious family home with fantastic potential. Extending to approximately 120.5 sq m, the property is ideally suited to growing families, upsizers and purchasers seeking a home they can modernise and personalise. Conveniently located close to local amenities and schooling, the property combines space, practicality and future potential in equal measure.

The accommodation is arranged over two levels and comprises a bright and spacious living room, separate dining room, generous kitchen and a convenient ground floor WC. Upstairs, there are three well-proportioned double bedrooms, a family bathroom, separate shower room and excellent storage throughout.

While the property would benefit from a degree of upgrading and modernisation, the generous room sizes and practical layout provide an excellent opportunity to create a contemporary family home tailored to individual tastes and requirements.

Situated within easy reach of Jedburgh town centre and its range of amenities, the property also benefits from close proximity to Allerley Well Park, offering attractive green space and recreational facilities on the doorstep.

A fantastic opportunity to acquire a substantial family home in a sought-after location, with significant scope to add value and create a wonderful long-term residence.

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Approximate Gross Internal Area = 120.5 sq m / 1297 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1345318)

Situation

Jedburgh, nestled along the A68, offers excellent connectivity to the main towns and employers of the region, with easy access to major routes north and south. The town is rich in history, home to attractions such as Jedburgh Abbey and Jedburgh Castle Jail, and provides a good range of shops, leisure facilities, and both primary and secondary schooling. Surrounded by the scenic landscapes typical of the Scottish Borders, Jedburgh blends historic charm with everyday convenience.

Home Report Value | EPC

£395,000 | 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 Jedburgh on 01835 863202.

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.

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Interested in this property?

Jedburgh
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Opening Hours:
Monday to Friday: 9.00am to 5.00pm
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