Galashiels
Call 01896 758311

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102 Glendinning Terrace

Galashiels, TD1 2JW

Guide Price £90,000



Occupying an elevated position on the outskirts of Galashiels, this spacious two bedroom first floor quarter villa enjoys attractive countryside views and offers an excellent opportunity for first time buyers, downsizers or investors alike. Well maintained by the current owner, the property now presents a fantastic opportunity for a purchaser to modernise and personalise to their own taste and requirements. Offering exceptional value for money, the flat boasts a generous and well planned layout with the added benefit of its own private internal staircase, creating a greater sense of independence and privacy. The accommodation is bright and well proportioned throughout, while externally there is a private garden to the rear, perfect for enjoying the outdoors. Ample on street parking is available nearby for residents and visitors alike. Attractively priced and situated within a sought after residential area, this is a rare chance to secure a spacious home with tremendous potential in a desirable Borders location.



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Accommodation
Internal Stair
Entrance Hall
Lounge
Kitchen
Two Bedrooms
Shower Room

Gas Central Heating
Double Glazing

Private rear garden





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. Double Glazing. Gas central heating.

EPC Rating
C

Council Tax Band
A

Viewings
By appointment with the Selling Agent

Entry
By mutual agreement









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Interested in this property?
Call 01896 758311

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

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
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Langholm,	Tel 013873 80482
Annan,	Tel 01461 202 866/867
Tranent,	Tel 01875 611211







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Approximate Gross Internal Area = 76.95 sq m / 828 sq ft

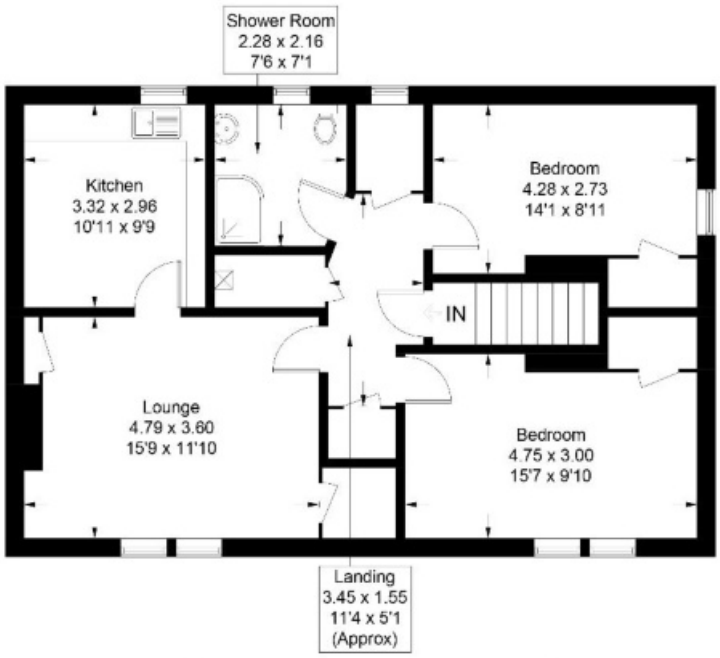


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1345903)

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.