

Hawick

Call 01450 372336

CULLEN KILSHAW
SOLICITORS & ESTATE AGENTS

WWW.CULLENKILSHAW.COM



16B Buccleuch Street, Hawick, TD9 0HW

OIRO £52,000



Within a private and undisturbed residential courtyard, 16B Buccleuch Street is a well-proportioned one-bedroom apartment that boasts quality, modern fittings throughout. Ideally suited to the first time buyer, rental investor or those looking to downsize, the property is located within a most central area and offers a hand-found level of convenience and accessibility to the town centre and all local amenities. Extending to an approximate 47sqm, the first-floor apartment comprises an entrance hallway, spacious lounge, well-appointed modern kitchen and shower room as well as a very generously proportioned double bedroom. Further attractive attributes include the private balcony, ample on-street parking and the turnkey condition of the apartment – viewings are considered essential to fully appreciate.



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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.

Home Report Value
£55,000.00

Location

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

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Viewings

Strictly by appointment with the Selling Agent. To arrange an appointment to view please contact Cullen Kilshaw Hawick on 01450 372336.

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Selkirk, Tel 01750 723 868
Langholm, Tel 013873 80482

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.

Full members of:

