



BANNERMANBURKE

PROPERTIES LIMITED



14/2 Arthur Street, Hawick, TD9 9QQ

Offers In The Region Of £39,995



- HALLWAY
- KITCHEN
- SHOWER ROOM
- GAS CH/DG
- SITTING ROOM
- DOUBLE BEDROOM
- SHARED GARDEN
- EPC RATING D

First floor one bedroom flat offered for sale in good condition with large, shared garden to the rear. Located a short walk to the town centre and all local amenities and just a stone's throw from Morrisons supermarket. Benefits from gas central heating and double glazing. Partly furnished as shown, with white goods included. Ideal for buy to let investment or downsize opportunity.

The Property

The property is entered via communal close to the first floor, which has been recently repainted. Large cupboards in the hallway provide excellent storage with laminate flooring throughout and fresh neutral décor. The kitchen is well equipped with integrated oven and hob with extractor above, plus washing machine and fridge freezer included. The newly installed combination gas boiler is located in here also and a double glazed window overlooks the front of the property. The bright living room is located to the front with double glazed window and stone fireplace and electric fire inset. A double bedroom, also located to the front of the property is freshly decorated in neutral tones with laminate flooring. The ensuite shower room comprises of corner shower enclosure with a newly installed electric shower, WC and wash hand basin.

Room Sizes

- Sitting Room 3.95 x 4.83
- Kitchen 3.61 x 1.49
- Double Bedroom 3.34 x 3.09
- Ensuite Shower Room 2.26 x 1.37

Externally

Large shared garden and communal storage area to the rear of the property.

Sales and other information

Fixtures and Fittings

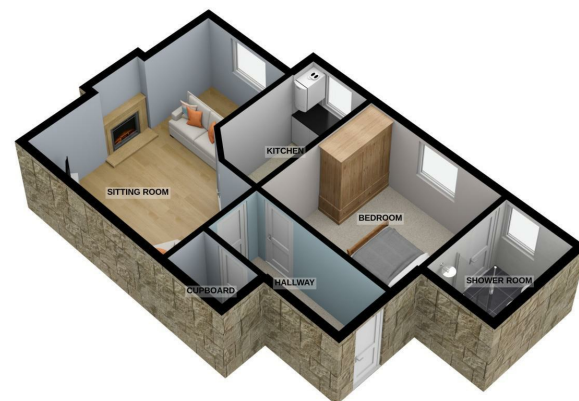
Property is sold as seen and is partially furnished. All carpets, floor coverings, furniture, light fittings and white goods included in the sale.

Services

Mains drainage, water, gas and electricity.

Important:

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14/2 ARTHUR STREET, HAWICK