



29 North Street

Duns, TD11 3AP

Offers Over £125,000

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Conveniently located close to the centre of this popular Border town, this well proportioned terraced house would make an ideal home for a retired person or a first time buyer. The property has been well maintained throughout, offering accommodation that is ready to walk-into with the benefits of double glazing and gas central heating.

The interior comprises of a good sized living room with a pleasant outlook at the front of a flower garden and surrounding areas, a kitchen/breakfast room with an range of modern units with appliances and ample space for a table and chairs. On the first floor is a modern shower room, an office and two double bedrooms.

Shared lawn garden at the rear of the house.

Viewing is recommended.



Entrance Hall

4'3 x 5'6 (1.30m x 1.68m)

Entrance door giving access to the hall, which has stairs to the first floor landing, a central heating radiator and doors to the living room and kitchen.

Living Room

10'6 x 14'4 (3.20m x 4.37m)

A spacious reception room with two windows to the front with a pleasant outlook, the living room has a modern fireplace with a coal effect electric fire, a central heating radiator, two wall lights with a matching ceiling light.

Kitchen/Dining Area

8'5 x 14'5 (2.57m x 4.39m)

Fitted with an excellent range of white wall and floor kitchen units with granite effect worktop surfaces. One and a half bowl sink and drainer below one of the two windows to the rear. Built-in oven, four ring gas hob with a cooker hood above. Plumbing for an automatic washing machine. Central heating radiator and a large walk-in understairs cupboard.

First Floor Landing

10'4 x 7'7 (3.15m x 2.31m)

Giving access to all the rooms on the first floor level and the loft, the landing has a walk-in storage cupboard.

Shower Room

6'9" x 6'5" (2.07 x 1.98)

Fitted with a white three-piece suite which includes a toilet, a walk-in shower cubicle with electric shower and a wash hand basin with a vanity unit below. Frosted window to the rear, a heated towel rail and a wall mounted fan heater.

Office

6'7 x 4'7 (2.01m x 1.40m)

A multipurpose room which has a window to the rear.

Bedroom 1

10'7 x 11'3 (3.23m x 3.43m)

A double bedroom with a window to the front and a central heating radiator.

Bedroom 2

11'3 x 10'5 (3.43m x 3.18m)

A generous double bedroom with a window to the front and a central heating radiator.

Outside

The property has access to a shared garden to the rear which is mainly laid down to lawns.

General Information

Full double glazing.

Full gas central heating.

All fitted floor coverings are included in the sale.

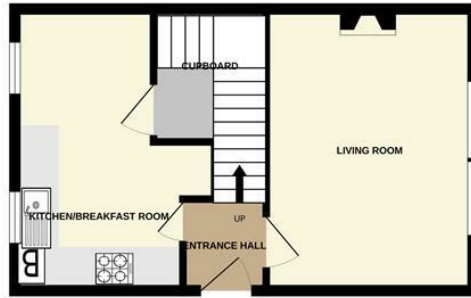
Furniture can be bought by separate negotiation.

All mains services are connected.

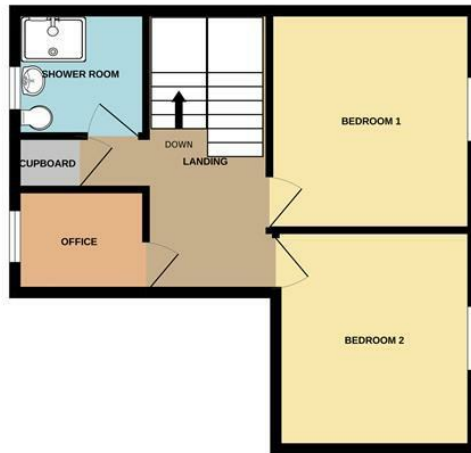
Council tax band B.



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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