

**Jedburgh**

Call 01835 863202



**CULLEN KILSHAW**  
SOLICITORS & ESTATE AGENTS

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## Hyndhurst,

Honeyfield Road, Jedburgh, TD8 6JN



Set in the heart of a sought-after residential area in Jedburgh, Hyndhurst on Honeyfield Road presents a rare opportunity to acquire a spacious and character-filled semi-detached home with breathtaking views over Allerley Park. Built around the 1950s, this impressive two-storey property has been partially and sympathetically renovated, carefully balancing traditional charm with modern upgrades. The renovation work completed so far enhances the home's comfort and appeal, while still leaving scope for a buyer to tailor the remaining areas to their own needs and tastes. Offering a generous internal floor area of approximately 152 square metres, the home provides flexible living space ideally suited to growing families or those simply seeking more room in a picturesque, well-connected setting.





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## Location:

Straddled by the A68, Jedburgh enjoys easy access to many of the principal towns and employers of the region and is readily accessible to major road links both north and south bound. The town of Jedburgh itself, which has the Jed Water running through it, provides many attractions including Jedburgh Abbey, Jedburgh Castle and Jedburgh Castle Jail to name a few. It has a good range of shops and amenities, a selection of leisure facilities and both primary and secondary schooling and is surrounded by the typical scenic countryside for which the Borders Region is renowned.





**Description:**

On the ground floor, the home welcomes you through a bright entrance porch leading to a central hallway. A large living room offers an inviting space for relaxation, while a separate dining room provides the perfect setting for family meals or entertaining. The kitchen enjoys generous proportions, and a convenient WC compartment completes the ground level.

Upstairs, the first floor hosts four well-proportioned bedrooms, all accessed from a spacious landing, along with a contemporary shower room. Each room enjoys ample natural light and generous proportions, creating a warm and airy feel throughout.

Externally, Hyndhurst is surrounded by expansive garden grounds to the front, side, and rear—ideal for outdoor living, children's play, or simply enjoying the views. A private driveway offers plentiful off-street parking, enhancing both practicality and comfort while the numerous outbuildings offer additional storage facilities.

Located within easy reach of Jedburgh's local amenities, schools, and transport links, Hyndhurst is a grand, welcoming home full of potential and charm—perfect for families or anyone looking for space, style, and a tranquil setting.

**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:**

C

**Viewings:**

Strictly by appointment with the Selling Agent. To arrange an appointment to view please contact Cullen Kilshaw Jedburgh on 01835 863202.

**Home Report Value:**

£330,000.00

**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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Approximate Gross Internal Area = 161.9 sq m / 1743 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale. Fouriebs.co.uk (ID1196167)

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

Also At:

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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.