



JAMES AGENT

ESTATE AGENTS & PROPERTY CONSULTANTS



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www.jamesagent.co.uk



73 Earlston Road, Stow, Galashiels, TD1 2QR

Offers over £69,950



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73 Earlston Road Stow, Galashiels, TD1 2QR

- One Bedroom Apartment
- Shared Garden
- Quiet Village Location
- Ground Floor
- Excellent Rental Investment
- Short Walk to Train Station

We are delighted to offer this attractive one bedroom ground floor apartment set in a quiet position on the edge of the much sought-after village of Stow. With Stow Train Station just a short walk away, this property would be well suited to a first time buyer or buy-to-let investor.

ACCOMMODATION

- HALLWAY - BEDROOM/SITTING ROOM - KITCHEN - BATHROOM -



Internally

The property is well presented throughout, and benefits from double glazing and excellent storage space.

Kitchen

The kitchen is fitted with base units overlaid with laminated worktops incorporating a composite sink unit with mixer tap. There is space for a freestanding cooker, and ample space for a table.

Bathroom

The bathroom is fitted with a modern 3-piece suite including WC, pedestal wash hand basin and panelled bath with electric shower over.

Externally

There is a mature shared garden to the rear of the property, primarily laid to lawn.





Location

The village of Stow is nestled in the rolling Scottish Borders countryside just 25 miles south of Edinburgh via the A7 Trunk Road, and is within easy reach of many of the central Borders towns including Galashiels and Lauder. The village benefits from a vibrant community and plenty local amenities including its own railway station (between Tweedbank and Edinburgh), primary school, village shop (with post office), play park, multi-sports court, bowling club, health centre and town hall. The village has known to play host to a variety of family orientated events in recent years including the 'Stowed Out' music festival.

Galashiels (7 miles south) has a full range of amenities including large supermarkets, clothes shops, cafes, bars, restaurants, cinema and further educational facilities including the Galashiels Academy, Borders College and Heriot Watt University Campus. The Tweed Valley is also very close-by for world-class Mountain Biking. Other popular outdoor pursuits in the Borders area include hill walking, fishing, golf and rugby.

Fixtures & Fittings

Fitted flooring will be included within the sale.

Services

Mains water, drainage and electricity, double glazing.

Council Tax

Council Tax Band A.

Viewings

Viewings are strictly by appointment through James Agent.

Home Report

A copy of the Home Report can be downloaded from our website.

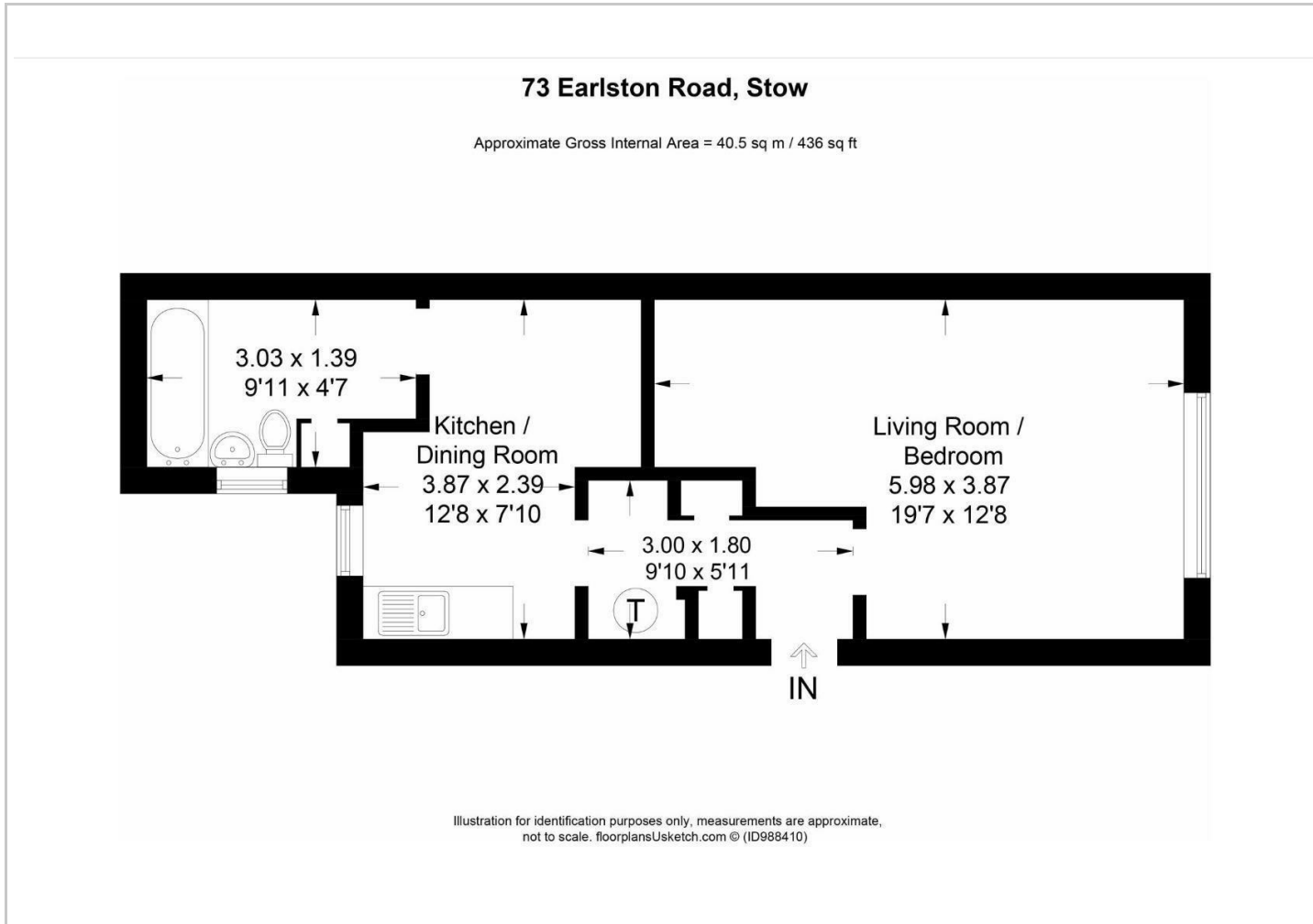
Offers

All offers should be submitted in writing to Standard Scottish Format. All Parties are advised to lodge a Formal Note of Interest via their Solicitor. In the event of a Closing Date the Seller shall not be bound to accept any offer and reserves the right to accept an offer at anytime.





Floor Plans



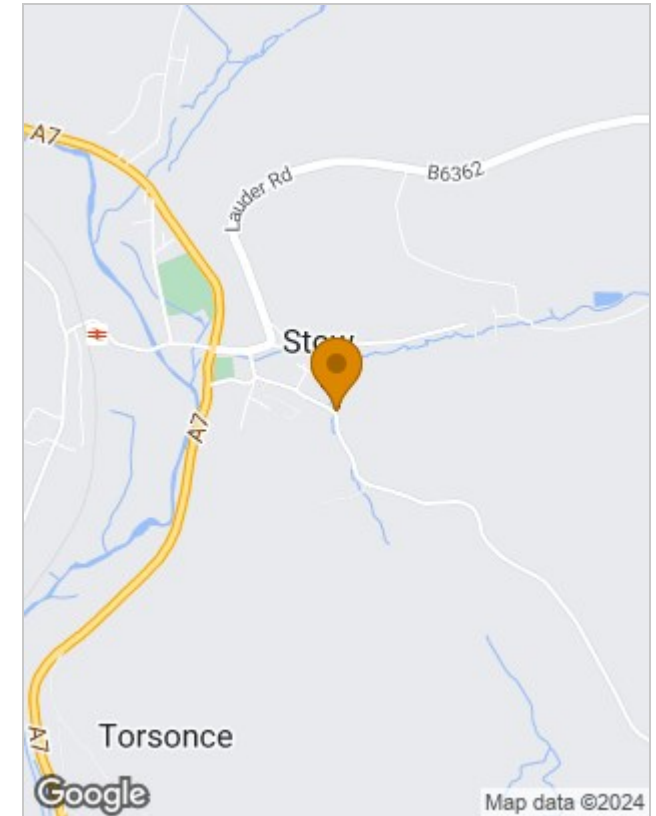
Viewing

Please contact us on 01896 808 777 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

1 The Wynd Buccleuch Street, Melrose, Roxburghshire, TD6 9LD

Location Map



Energy Performance Graph

