



15 Busscraig Place Guide Price £140,000

Eyemouth, TD14 5DJ



2 bed



1 public



1 bath



An Excellent Starter Home In A Popular Location With Recently Upgraded Interiors

Entrance Hall, Lounge With Dining Area, Kitchen, Two Double Bedrooms And Shower Room



15 BUSSCRAIG PLACE

An end terrace two bedroom property located on the edge of a small cul de sac within a popular residential area. Having been recently upgraded and modernised, the property is available in turn key condition presenting an exciting opportunity for those seeking a starter home in the town. The property benefits from an easily maintained fully enclosed rear garden which has access both from the kitchen and a side gate for added convenience. Ready to move into, the interiors boast contemporary décor, recent flooring not to mention a replacement kitchen and contemporary shower room. The lounge benefits from a dual aspect with views of the cul de sac to the front and garden to the rear from the dining area. Extending off the dining area is the well-appointed and recently fitted kitchen. A large under stair cupboard completes the ground floor accommodation and provides excellent storage. Two spacious bedrooms extend across the first floor, accompanied by a freshly presented and contemporary shower room.

LOCATION

Eyemouth is steeped in the traditions of the sea with the central harbour and beach proving a popular tourist attraction, while the local area is also admired by sub-aqua divers and walkers. Local facilities, all within easy walking distance include primary and modern secondary schools, health centre, 18-hole golf course, swimming pool and sports centre. Eyemouth is ideally situated for exploring the Berwickshire coastline including the nearby St Abb's Head Nature Reserve, while the surrounding countryside is renowned for its outstanding natural beauty with rolling hills and plentiful farmland. The A1 trunk road is within 2 miles of the town giving quick and easy access to Edinburgh and Newcastle, while the historic town of Berwick upon Tweed lies some nine miles to the south providing a wide range of supermarkets, larger shops, sporting and entertainment facilities.

HIGHLIGHTS

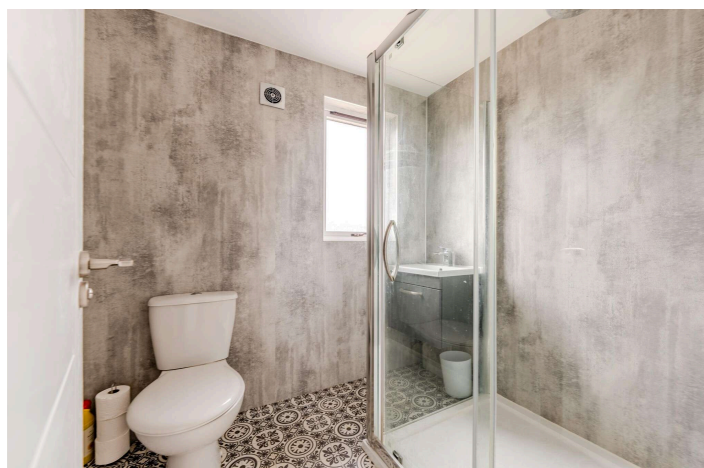
• Very smartly presented • Recently upgraded interiors • New Kitchen • Enclosed rear garden • Cul de sac setting • Excellent starter home

ACCOMMODATION SUMMARY

Entrance Hall, Lounge with Dining Area, Kitchen, Two Double Bedrooms and Shower Room

SERVICES

Mains services. Double glazing. Gas central heating



COUNCIL TAX

Band A

ENERGY EFFICIENCY

Rating C

TENURE

Freehold

VIEWING & HOME REPORT

A virtual tour is available on Hastings Legal web and YouTube channel - please view this before booking a viewing in person. The Home Report can be downloaded from our website www.hastingslegal.co.uk or requested by email enq@hastingslegal.co.uk Alternatively or to register your interest or request further information, call 01573 225999 - lines open 7 days a week including evenings, weekends and public holidays.

MARKETING POLICY

Guide Price £140,000 are invited and should be submitted to the Selling Agents, Hastings Property Shop, 28 The Square, Kelso, TD5 7HH, 01573 225999, Fax 01573 229888 or email enq@hastingslegal.co.uk. The seller reserves the right to sell at any time and interested parties will be expected to provide the Selling Agents with advice on the source of funds with suitable confirmation of their ability to finance the purchase.

All measurements are approximate and are taken at the widest point. Whilst these particulars have been carefully prepared, no guarantee is given as to their accuracy and they shall not form part of any contract to follow hereon.