

Flat 11, Hillview Apts York Road, Newton Stewart

DG8 6JS

Offers Over £75,000



Flat 11

Hillview Apartments York Road, Newton Stewart

All major amenities are to be found in the market town of Newton Stewart and include supermarkets, healthcare, indoor leisure pool complex and secondary schooling. The surrounding area is one of natural beauty and there is an abundance of outdoor leisure pursuits within easy access including walking, fishing and excellent golfing facilities.
Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: E

- Spacious three bedroom property
- Ideal buy to let investment
- Modern fixtures and fittings
- Ideal first time purchase
- Three double bedrooms
- Designated parking
- Convenient location



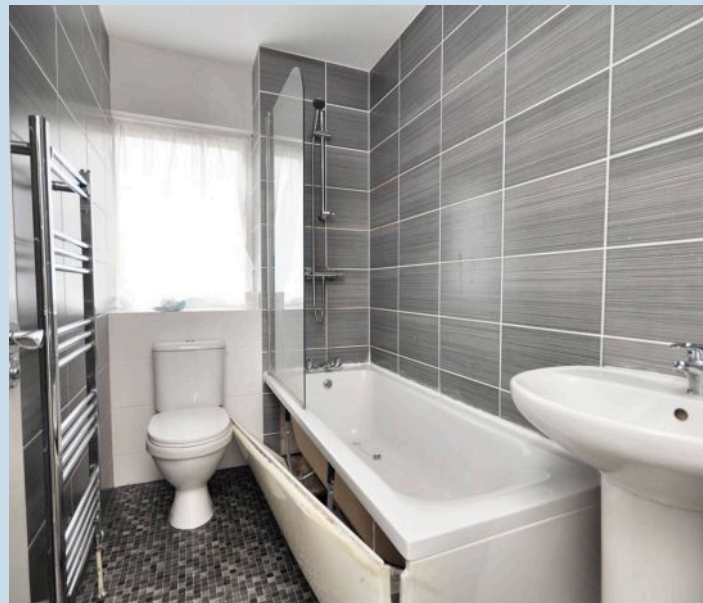


Flat 11

Hillview Apartments York Road, Newton Stewart

Positioned in a sought-after location, this spacious three-bedroom house presents a rare opportunity for those seeking an ideal investment or a charming first-time purchase. Boasting a contemporary design with modern fixtures and fittings throughout, this property exudes a sense of style and comfort. This property is perfectly suited for those looking to enter the rental market, as the layout and design make it an ideal buy-to-let investment. The modern touches and thoughtful details add to the property's appeal, making it a desirable option for prospective tenants or homeowners alike.

Situated in a convenient location, residents will find themselves within easy reach of local amenities, schools, and transport links. Whether it be a quick trip to the nearby shops or a leisurely walk to a local park, this property offers a lifestyle of ease and accessibility. In conclusion, this three-bedroom house stands as a testament to modern living with a touch of elegance. Its convenient location, modern amenities, and spacious layout make it an attractive option for both investors and first-time buyers. Don't miss the opportunity to make this property your own and embark on a journey of comfort and style. Schedule a viewing today and envision the possibilities that await in this inviting residence.



Hallway

Entrance to front porch leading into spacious hallway providing access to full ground floor living accommodation. Generous built in storage as well as stairs access to upper level accommodation.

Dining Area

17' 3" x 8' 9" (5.27m x 2.66m)

Bright and spacious dining area with open plan access to lounge area. Open reception space with two double glazed windows and central heating radiator.

Lounge

16' 5" x 9' 9" (5.01m x 2.98m)

Bright and spacious lounge with open plan access from dining area. Double glazed window as well as central heating radiator and TV point.

Kitchen

11' 7" x 8' 6" (3.53m x 2.60m)

Fully fitted modern kitchen with both floor and wall mounted units to include an integrated electric fan oven and hob with built in extractor. Stainless steel sink with mixer tap as well as double glazed window. Built in storage providing access to central heating boiler.

WC

7' 9" x 2' 6" (2.37m x 0.77m)

A ground floor WC with modern fixtures and fittings to include a separate toilet and WHB as well as double glazed window.

Bedroom

11' 11" x 7' 4" (3.62m x 2.23m)

On the upper level, a spacious double bedroom to front of property with large double glazed window providing front outlook as well as central heating radiator.





Bedroom

11' 11" x 10' 0" (3.62m x 3.04m)

Spacious master bedroom on the upper level towards rear of property with large double glazed window as well as central heating radiator.

Bedroom

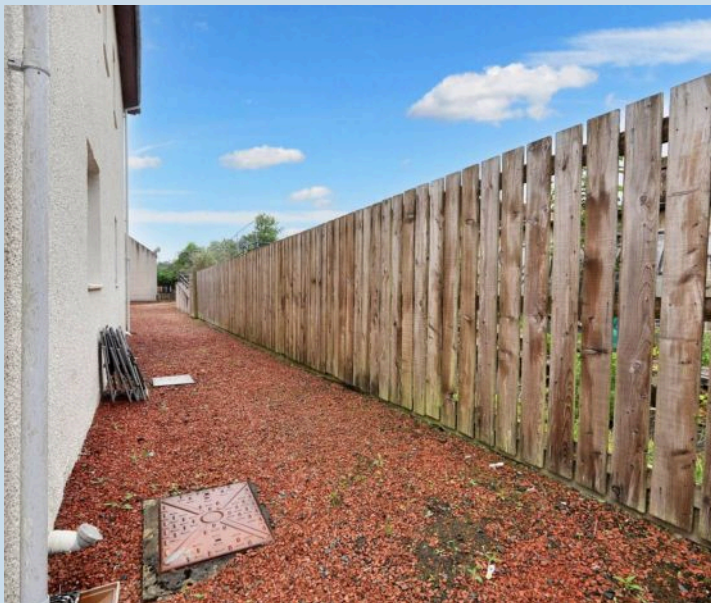
11' 5" x 5' 10" (3.48m x 1.78m)

On the upper level, double bedroom to rear of property with double glazed window providing rear outlook as well as central heating radiator.

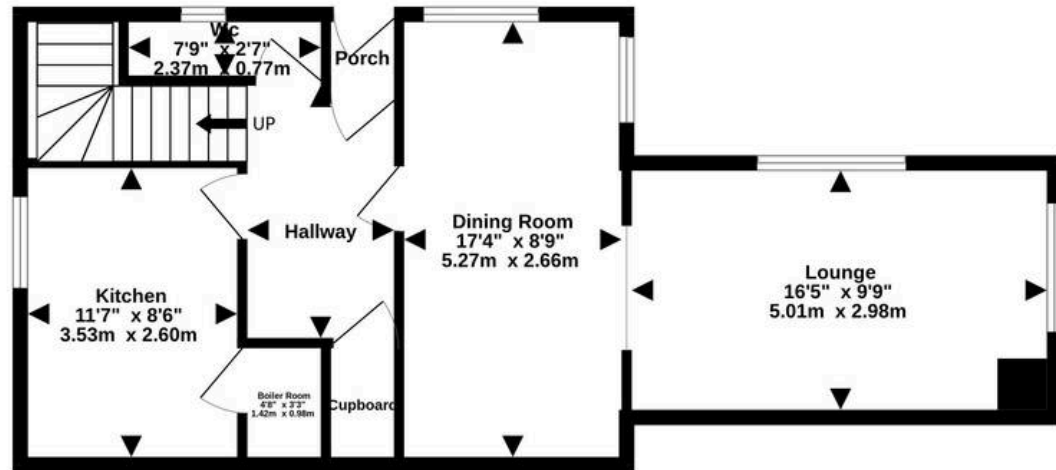
Allocated parking

1 Parking Space

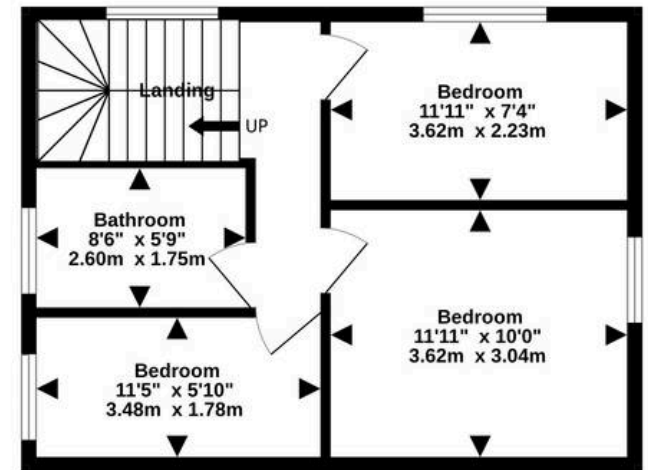
Private carpark providing allocated parking.



Ground Floor
560 sq.ft. (52.0 sq.m.) approx.



1st Floor
403 sq.ft. (37.4 sq.m.) approx.



TOTAL FLOOR AREA : 963 sq.ft. (89.4 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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Please note that under the 2017 AML regulations we are legally required to carry out money laundering checks against purchasers. Upon verbal acceptance of an offer, we require to identify the purchaser for Anti-Money Laundering purposes. Our integrated providers will carry out the necessary checks. Failure to provide required identification may result in an offer not being considered.

