

Langholm

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SOLICITORS & ESTATE AGENTS

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3a Montagu Street, Newcastleton.

TD9 0QZ

Offers Over £115,000



3a Montagu Street is a well presented and maintained semi-detached 2 bedroom dwellinghouse situated in a central location within the popular rural village of Newcastleton in the Scottish Borders. The property has been recently refurbished boasting a new kitchen and bathroom and also benefits from full double glazing and solid fuel heating throughout. To the rear of the property is a fully enclosed garden with greenhouse, storage shed and summer house.



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Entrance Hall
Living Room
Kitchen
Rear Hall with Storage

First Floor
2 Double Bedrooms
Bathroom

Outside
Garden
Greenhouse
Storage Shed
Summer House

Situation

The small rural village of Newcastleton, nestled within the beautiful valley of Liddesdale, offers a wide range of local amenities, leisure facilities and a well-regarded primary school as well as a wealth of community spirit and functions - inclusive of 'Copshaw Festival'. A few miles from the border with England, on the Liddel Water, is the site of Hermitage Castle, a historic site which attracts tourists throughout the year and is open seasonally. Newcastleton is 10 miles east of Langholm, 17 miles south of Hawick, 24 miles north of Carlisle and 74 miles south of Edinburgh.

Fixtures and Fittings

All blinds, carpets and floor fittings throughout the property are included in the sale price.

Services

Mains water, electricity and drainage.

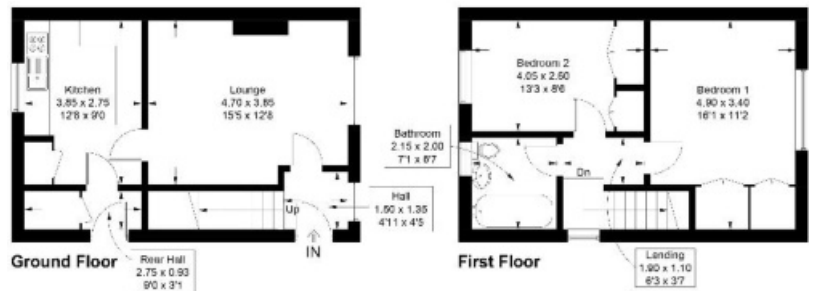
EPC

E.

Council Tax

A.

Approximate Gross Internal Area = 74.7 sq m / 804 sq ft



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