

Langholm

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6A Charlotte Street

Langholm DG13 0DZ

Offers Over £55,000



6a Charlotte Street is a 1 bedroom ground floor flat situated in a quiet location within easy reach of all local amenities. The property benefits from full double glazing and gas central heating throughout. The accommodation comprises Living Room, Kitchen, Bathroom and Shower Room and to the rear is a fully enclosed garden area.

The property is ideal for someone looking to down size or as an investment property for the letting market.

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Entrance Hall
Living Room
Kitchen
Shower Room
Bedroom

Rear Garden



Situation

Langholm, also known colloquially as the 'Muckle Toon', is a burgh in Dumfries and Galloway in southern Scotland. Langholm lies between four hills in the valley of the River Esk in the Southern Uplands. It is the traditional seat of Clan Armstrong with its most famous descendant being Neil Armstrong, the first man to walk on the Moon. Langholm sits 8 miles North of the Anglo-Scottish Border on the A7 road running between Edinburgh in east central Scotland and Carlisle in North-West England. Edinburgh is 73 miles to the north, Newcastle is around 10 miles to the East and Carlisle 19 miles to the South. The town hosts various amenities including a health centre, primary and secondary school and youth facilities. There is a library, supermarket and a range of independent shops and businesses, hotels, a 24 hour petrol station, a sports centre and a golf course. The Buccleuch Centre is a busy venue for entertainment and community events and also has its own café.

Fixtures and Fittings

All carpets and floor coverings throughout the property are included in the sale price.

Services

Mains water, electricity, gas and drainage.

EPC

C.

Council Tax

A.



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