

Kelso

Call 01573 400399



CULLEN KILSHAW
SOLICITORS & ESTATE AGENTS

WWW.CULLENKILSHAW.COM



29 Douglas Crescent, Kelso

TD5 8BB

Offers Over £210,000



29 Douglas Crescent is a lovely three-bedroom semi-detached home situated in a highly sought-after and well-established area of Kelso. Tucked away in a quiet cul-de-sac with no through traffic, it offers a safe and peaceful environment, ideal for families. The home features a spacious lounge, a modern dining kitchen with French doors leading to the rear garden, three bedrooms and a stylish shower room. The rear garden is a real highlight, featuring a summerhouse and shed, while the front garden is neatly laid to grass. A monoblock driveway to the side provides convenient off-street parking. Located within easy reach of all the excellent amenities Kelso has to offer, this property combines modern comfort with a superb family-friendly location.



29 Douglas Crescent, Kelso

TD5 8BB

Offers Over £210,000

Vestibule
Lounge
Dining Kitchen
Three Bedrooms
Shower Room

Gas Central Heating
Double Glazing

Garden
Summerhouse
Shed
Drive



Location

Kelso is one of the most attractive towns in the Scottish Borders, situated at the confluence of the Rivers Tweed and Teviot with its focal point being the Flemish-style Town Square. There are excellent facilities in Kelso including National Hunt Racing, Curling, Golf, Swimming, Rugby, Tennis, Cricket, Bowls and Fishing. Kelso lies approximately 43 miles south of Edinburgh, 25 miles west of Berwick-Upon-Tweed and 70 miles north of Newcastle-Upon-Tyne. The new Waverley rail link from Edinburgh to Tweedbank can be reached in around 30 minutes from Kelso.

Fixtures & Fittings

The sale shall include all carpets and floorcoverings, light fittings, kitchen fittings and bathroom fittings.

Services

Mains drainage, water, electricity and gas. Gas central heating, double glazing.

EPC

C

Council Tax Band

D

Viewing

Strictly by appointment with the Selling Agent.

Entry

By mutual agreement.



**Interested in this property?
Call 01573 400399**

43 The Square,
Kelso, TD5 7HL
Phone: 01573 400399
Fax: 01573 400388
Email: kelso@cullenkilshaw.com

Opening Hours:
Monday to Friday: 9.00am to 5.00pm
Saturday: 9.00am to 12.00 noon

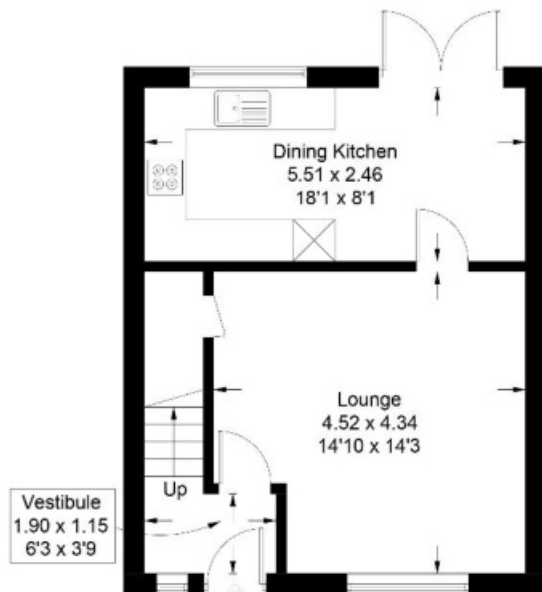
Also At:

Galashiels,	Tel 01896 758 311
Jedburgh,	Tel 01835 863 202
Hawick,	Tel 01450 3723 36
Kelso,	Tel 01573 400 399
Melrose,	Tel 01896 822 796
Peebles,	Tel 01721 723 999
Selkirk,	Tel 01750 723 868
Langholm,	Tel 013873 80482
Annan,	Tel 01461 202 866/867
Tranent,	Tel 01875 611211

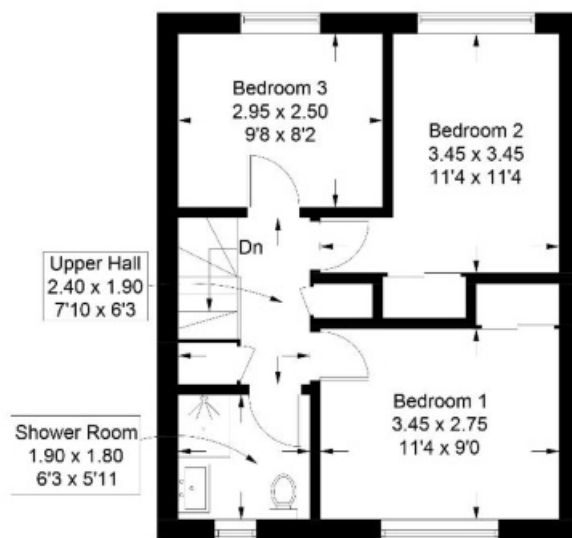


29 Douglas Crescent, Kelso

Approximate Gross Internal Area = 77.4 sq m / 833 sq ft



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (1D1247944)

Full members of:



Whilst these particulars are prepared with care and are believed to be accurate neither the Selling Agent nor the vendor warrant the accuracy of the information contained herein and intending purchasers will be held to have satisfied themselves that the information given is correct.