

Langholm

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5 Maxwell Court

Langholm, DG13 0DQ

Offers Over £75,000



Nestled in the popular town of Langholm this well-presented first-floor two-bedroom flat offers a wonderful blend of comfort and scenic surroundings. Boasting picturesque views over the River Esk the property provides a relaxing setting to call home.

Inside, the flat features a bright and welcoming living space complemented by a fitted kitchen designed for modern convenience. Both bedrooms are generously proportioned and have built in wardrobes while the property is carpeted throughout adding warmth and comfort underfoot. Electric heating and full double glazing ensure a cosy and energy-efficient environment all year round.

Externally residents can enjoy access to a shared drying area along with the added benefit of a dedicated residents' car park for convenient off-street parking. Ideal for first-time buyers, downsizers, or investors alike this delightful flat combines practical living with beautiful riverside views in a sought-after location.



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- Entrance Door
- Stairs to First Floor
- Hall
- Living Room
- Kitchen
- 2 Double Bedrooms
- Bathroom
- Large Storage Cupboard

- Outside
- Communal Drying Area
- Residents Car Park

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, Newcastleton 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 blinds, curtains, carpets and floor coverings are included in the sale price.

Services

Mains water, electricity and drainage.

EPC

D.

Council Tax

B.



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