

Galashiels
Call 01896 758311

CULLEN KILSHAW
SOLICITORS & ESTATE AGENTS

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109 Melrose Road, Galashiels

TD1 2BX

Offers Over £190,000



Located towards the outskirts of Galashiels with beautiful views towards the Eildon Hills, 109 Melrose Road is a detached bungalow offering lots of potential to form an ideal family home. The property would benefit from a degree of upgrading internally and externally but it sits on a generous plot and has ample space for extension, if desired. The accommodation comprises: Hall, lounge, kitchen, rear porch, three bedrooms, bathroom and a large attic. The garden extends to the front and rear and there is a shed and summerhouse. Early viewing strongly recommended.



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Offers Over £190,000

Hall
Lounge
Kitchen
Rear Porch
Three Bedrooms
Bathroom
Large Attic

Gas Central Heating
Double Glazing

Garden to Front & Rear



Location

Situated on the Gala Water in the rolling Borders countryside, Galashiels is a bustling town boasting a fine selection of shops together with several excellent restaurants in the area offering the best of Scottish fayre. Voted the happiest place to live in Scotland in 2019, the town offers an abundance of recreational and sporting facilities including rugby, football, swimming, tennis and golf. Galashiels has good road links both north and south and the Waverley Railway Link between Edinburgh and Tweedbank, with a stop in Galashiels, offers an excellent commuting option.

Fixtures and 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

E

Council Tax Band

D

Viewing

Strictly by appointment with the Selling Agent.

Entry

By mutual agreement.

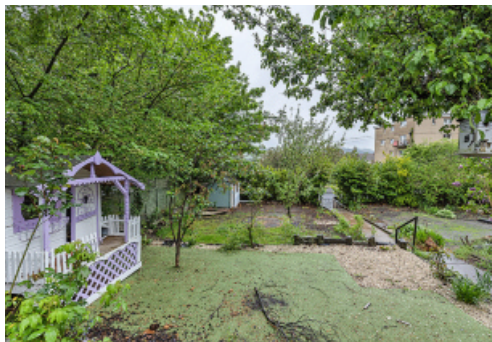


Interested in this property?
Galashiels
Call 01896 758311

27 Market Street,
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Opening Hours:
Monday to Friday: 9.00am to 5.00pm
Saturday: 9.00am to 12.00 noon

Also At:
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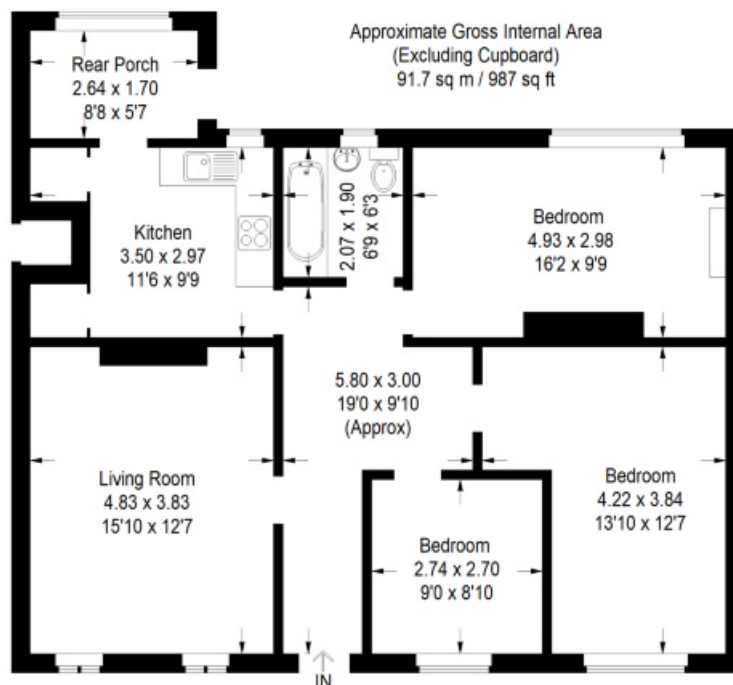


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