

**Selkirk**  
Call 01750 723868

**CULLEN KILSHAW**  
SOLICITORS & ESTATE AGENTS

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## Feuars Cottage, Yarrow Feus, Selkirk

TD7 5LB

**Offers Over £200,000**



Located within the stunning Yarrow Valley, Feuars Cottage is a detached bungalow, situated in the small hamlet of Yarrow Feus. The property has a deceptively spacious and flexible layout which would benefit from upgrading and modernisation throughout. Offering lots of potential and benefiting from many pleasing features, viewing of this property is strongly advised.





# Feuars Cottage, Yarrow Feus, Selkirk

TD7 5LB

**Offers Over £200,000**

Entrance Porch  
Hall  
Lounge  
Conservatory  
Dining Kitchen  
Utility Room  
Master Bedroom with En-Suite & Dressing Room  
Further Double Bedroom  
Bathroom

Oil Fired Central Heating  
Wall Mounted Electric Heaters  
Single Glazing

Detached Garage/Workshop  
External Boiler Room  
Two Sheds  
Approximately 1 Acre of Garden





### Location

The small hamlet of Yarrow Feus is located around 12 miles from the town of Selkirk. Selkirk lies within the prime catchment area of the central Borders, a beautiful area renowned for its peaceful lifestyle, sense of history and stunning scenery. The relative ease of access to Edinburgh is leading to this becoming an area of real attraction to the commuter who wishes to live outwith the hustle and bustle of city life. Selkirk provides a good range of hotels, bars and shops catering well for every day needs, with a wider range of retail outlets in both Hawick and Galashiels. The Waverley rail link to Edinburgh from Tweedbank is around a 35 minute drive from the property.

### Fixtures and Fittings

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

### Services

Mains water and electricity, private drainage. Oil fired central heating, electric wall heaters, single glazing.

### EPC

F

### Council Tax Band

E

### Viewing

Strictly by appointment with the Selling Agent.

### Entry

By mutual agreement.





Interested in this property?  
**Selkirk**  
Call 01750 723868

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Monday to Friday: 9.00am to 5.00pm

Also At:  
Galashiels, Tel 01896 758 311  
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Kelso, Tel 01573 400 399  
Melrose, Tel 01896 822 796  
Peebles, Tel 01721 723 999  
Selkirk, Tel 01750 723 868



**Feuars Cottage, Yarrow Feus, Selkirk**

Approximate Gross Internal Area  
125.5 sq m / 1351 sq ft

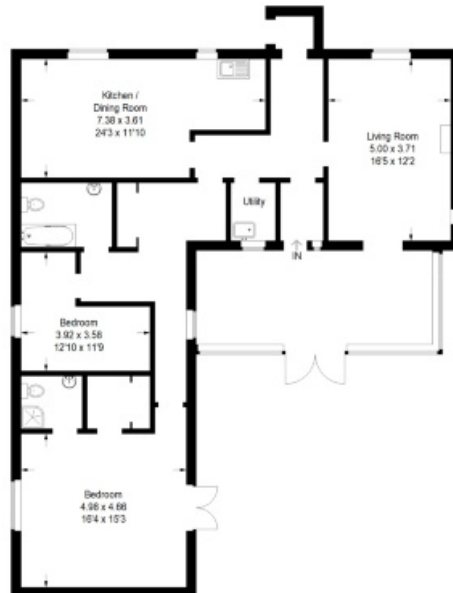


Illustration for identification purposes only. Measurements are approximate, not to scale.  
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Full members of:



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.