

Hawick

Call 01450 372336

CULLEN KILSHAW
SOLICITORS & ESTATE AGENTS

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5/1 Howlands Terrace, Hawick, TD9 7ED

OIRO £65,000



Presented to the market in impeccable order, 5-1 Howlands Terrace brings a fantastic opportunity to the first time buyer, investor or those looking to downsize. Located within walking distance to the town centre and all local amenities, the ground floor, one-bedroom apartment enjoys generous, private garden grounds to the rear as well as ample on street parking facilities. Viewings are considered essential.



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Location:

The central Borders town of Hawick is very well placed for access to all the other towns in the region. As Edinburgh city centre is easily accessible via the A7 and A68 by road and the new Waverly Rail Link to Tweedbank can be reached in around 30 minutes, the commuter is increasingly seeking out the Scottish Borders region as an ideal location in which to settle for a quality lifestyle with a quieter pace and houses at a more affordable price. Hawick has an excellent variety of shopping, leisure, recreational and sports facilities. The area is renowned for its beautiful scenery, offers numerous activities for those with an interest in sporting or leisure pursuits and is steeped in a sense of history and tradition.

Description:

Internally comprising an entrance hallway, lounge, kitchen, large double bedroom with bay window and shower room, 5-1 Howlands Terrace is adorned with beautiful, modern fixtures and fittings throughout. In addition to the turnkey internal accommodation, the apartment offers a large, terraced garden to the rear that is fully enclosed and has been landscaped with low maintenance in mind while also enjoying superior storage facilities within the cellar.

Fixtures and Fittings:

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

Services:

Mains gas, electricity, water and drainage.

EPC:

C

Viewings:

Strictly by appointment with the Selling Agent. To arrange an appointment to view please contact Cullen Kilshaw Hawick on 01450 372336.

Home Report Value:

£65,000.00

Offers:

Offers should be submitted in proper legal form to the Selling Agents. Any prospective purchaser wishing to be informed of a closing date should notify the Selling Agents as soon as possible. The Selling Agents reserve the right to sell the property without setting a closing date and do not bind themselves to accept the highest of any offer.

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Approximate Gross Internal Area = 47.0 sq m / 506 sq ft.



Illustration for identification purposes only, measurements are approximate, not to scale. Floorplan@realest.com © (017468384)

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Phone: 01450 372336
Fax: 01450 377463
Email: hawick@cullenkilshaw.com

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

Also At:

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Jedburgh,	Tel 01835 863 202
Hawick,	Tel 01450 3723 36
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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.