

An aerial photograph of a white, two-story house with a dark roof and two dormer windows. The house is surrounded by a large, heart-shaped green lawn. The lawn is bordered by a gravel path. The house is situated in a residential area with other houses visible in the background. A large, brown field is visible to the right of the house. The image is framed by a blue border with the text 'A B & A Matthews' in the top right corner.

A B & A
Matthews

Hillcrest, 2 Culderry Row, Garlieston, DG8 8BE

Offers in the region of £320,000



Hillcrest, 2 Culderry Row

Garlieston is a peaceful seaside village with a rich maritime past, developed in the 1760s by Lord Garlies and later known as the secret testing ground for the Mulberry Harbours used in the D-Day landings. Today it offers a scenic harbour, quiet beaches, welcoming café and pub, and easy access to beautiful coastal and countryside experiences.

Visitors can enjoy:

- Coastal walks to Rigg Bay, Cruggleton Cliffs & Cruggleton Castle
- Galloway House Gardens, with woodland paths and seashore access
- Cycling routes on quiet roads plus nearby 7Stanes mountain bike trails
- A coastal path leading to the charming Isle of Whithorn

Council Tax Band: E

Tenure: Freehold

EPC Energy Efficiency Rating: F

EPC Environmental Impact Rating: F



Hillcrest is an imposing and distinguished detached residence dating from the early 1900s, occupying an elevated position and enjoying far-reaching views over Garlieston Bay. The property is presented in excellent walk-in condition and offers flexible accommodation comprising 3/4 bedrooms, together with period features.

Set within substantial garden grounds, the property benefits from vehicular access via Randolph Crescent and provides generous off-road parking for multiple vehicles. The gardens are a particular feature of the home, most notably the prominent heart-shaped lawn to the front of the property, which forms an attractive focal point within the landscaped setting.

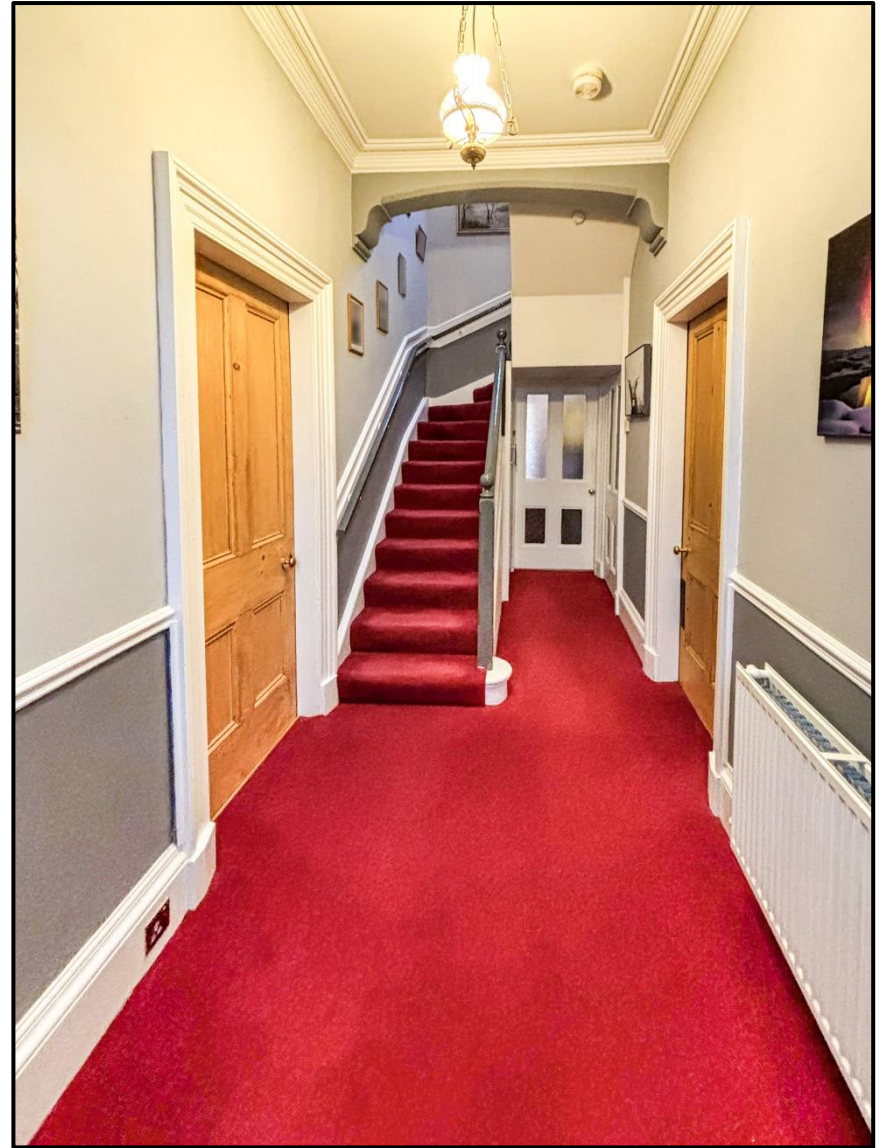
Hillcrest represents a rare opportunity to acquire a characterful and well-maintained period home in a highly desirable position.

Accommodation comprises:- Ground Floor: Hall. Lounge. Sitting Room. Sun Room. Dining Room/Bedroom 4. Kitchen. Utility Room. Bedroom. Bathroom. First Floor: 2 Bedrooms. Shower Room.

GROUND FLOOR ACCOMMODATION

Hall – 6.34m x 1.39m

Welcoming entrance hall with composite glazed door, original features, stairs to first floor accommodation, excellent storage including understairs cupboard, and access to the main ground floor accommodation. Radiator.



Lounge – 4.28m x 3.63m

A bright and inviting family room featuring an east-facing window, under-window storage and an attractive inset multi-fuel stove with floating oak beam. Open plan to the sitting room and sun room, creating a fantastic flow for modern living. Radiator.

Sitting Room – 4.02m x 3.00m

A cosy second reception room with original cast-iron fire surround and tiled hearth, ideal as a reading room or snug. Radiator.



Sun Room – 3.00m x 2.80m

Enjoying south and west aspects, this sun room offers a peaceful spot to relax and enjoy views over the garden.



Dining Room / Bedroom 4 – 4.22m x 4.22m

A generously proportioned dual-aspect room with ornate fire surround and electric coal-effect fire. Perfect as a formal dining room or additional fourth bedroom.



Kitchen – 4.63m x 3.77m

A spacious, well-equipped kitchen with two west-facing windows, breakfast bar and a range of fitted units. Includes gas hob, extractor, eye-level double oven and dishwasher. Column radiator.



Utility Room – 3.00m x 1.30m

With external access to the garden, plumbing for appliances and tiled flooring, ideal for day-to-day practicality. Column radiator.

Bedroom 3 – 3.10m x 2.50m

A comfortable ground-floor bedroom with north-facing window. Radiator.

Bathroom – 1.73m x 1.53m

Fully tiled bathroom with WC, wash-hand basin, bath and separate corner shower with mains shower. Radiator.

FIRST FLOOR ACCOMMODATION

Landing

Velux window providing natural light.
Hatch to attic.

Bedroom 1 – 5.05m x 4.26m

A spacious double bedroom with charming east-facing bay window and additional north window. Excellent built-in storage including eaves cupboards. Radiator.



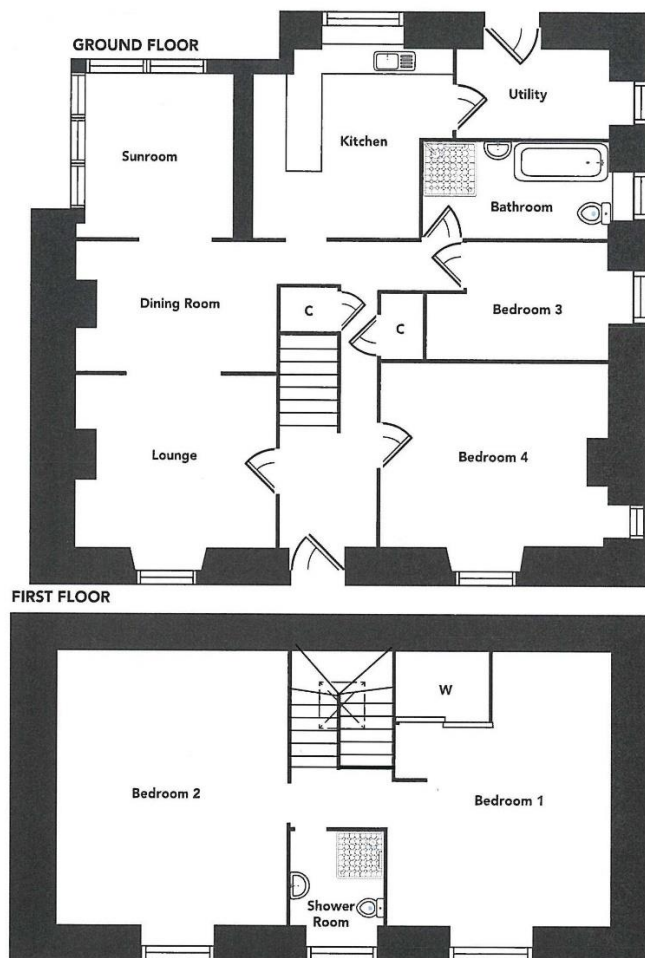
Bedroom 2 – 5.05m x 4.33m

A second generous double bedroom with east-facing bay window and south window, again benefiting from eaves storage. Radiator.

Shower Room – 2.10m x 1.85m

Modern shower room with WC, wash-hand basin and shower cubicle with mains shower. Storage cupboard. Radiator.





Floorplans are indicative only - not to scale

Produced by [Plushplans](#)

SERVICES

Mains supplies of water and electricity. The property is connected to the mains drainage system. Oil-fired central heating. EPC = F.

Garden

Hillcrest sits within generous, mature garden grounds with vehicular access from Randolph Crescent. The gravel driveway offers ample parking for multiple vehicles. The gardens are beautifully stocked with mature shrubs, ornamental and fruit trees, and a vibrant wildflower area, providing colour and interest throughout the year.

Outbuildings

- Garage
- Garden Shed

NOTE

Genuinely interested parties should note their interest with the Selling Agents in case a closing date for offers is fixed. However, the vendor reserves the right to sell the property without the setting of a closing date should an acceptable offer be received.



Rigg Bay

A B & A
Matthews

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While the particulars given in respect of this property have been carefully compiled and are believed to be accurate, no warranty is given in this respect and potential purchasers should satisfy themselves on all aspects of the property as described.

None of the items included in the sale of a working or mechanical nature or the like, such as the central heating installation or electrical equipment (where included in the sale), have been tested by us, and no warranty is given in respect of such items. Potential purchasers will require to satisfy themselves on any such issues.

Any photographs used are for illustrative purposes only. They are not therefore to be taken as indicative of the extent of the property and are not indicative that the photograph is taken from within the boundaries of the property and are not indicative as to what is included in the sale.