



103 Howdenburn Court

Jedburgh, TD8 6PY



2 bed

1 public

1 bath



Set To The Edge Of A Popular Residential Area, 103 Howdenburn Court Is Well Placed For A Range Of Nearby Amenities And Transport Links And Provides Spacious Accommodation With A Wonderful Rear Garden - A Perfect Choice As A First Time Buy.



103 HOWDENBURN COURT

With off street parking to the front, the entrance opens to a neat cloak storage area and hall stair to the living accommodation. Presented in modern tones with easily maintained flooring, the living room is filled with natural light and open outlooks across the garden. The adjoining kitchen is fully fitted with space for dining furnishings, excellent storage, and a rear door onto the patio.

Upstairs, two generous double bedrooms are well appointed with super storage in bedroom ne, with a contemporary fitted bathroom across the landing and useful storage cupboard.

Externally, the rear garden has been well cared for and provides a good stretch of lawn, with a decked terrace, summer house, plenty of colour and is fully enclosed with a side access gate leading round to the front of the property.

LOCATION

The town of Jedburgh is justifiably known as the 'Jewel of the Borders' and has a variety of independent shops, restaurants, a swimming pool, fitness centre, Community & Arts Centre, primary and secondary schools. The historical Royal Burgh of Jedburgh lies ten miles north of the border with England and is well situated with swift road links to both major airports at Edinburgh and Newcastle, and the main railway line is 16 miles at Tweedbank.

HIGHLIGHTS

- Well maintained property
- Exceptionally bright and well presented
- Two spacious bedrooms
- Lovely private rear garden
- Off street parking

ACCOMMODATION SUMMARY

Entrance Hall & Stairwell, Living Room, Kitchen, Two Double Bedrooms, Bathroom.

SERVICES

Mains services, gas, electricity, water, drainage.

ADDITIONAL INFORMATION

All integrated appliances as viewed, along with the fitted blinds and curtain poles are included in the sale.



COUNCIL TAX

Band B

ENERGY EFFICIENCY

Band C.

TENURE

Freehold

VIEWING

A virtual tour is available on Hastings Legal - YouTube. Please view this before booking a personal viewing. The Home Report can be downloaded from our website www.hastingslegal.co.uk or requested by email enq@hastingslegal.co.uk. Alternatively, or to request further information, call 01573 225999 - lines open 7 days a week including evenings, weekends and public holidays.

MARKETING POLICY

Offers over £135,000 are invited and should be submitted to the Selling Agents, Hastings Property Shop, 28 The Square, Kelso, TD5 7HH, 01573 225999, Fax 01573 229888 or email enq@hastingslegal.co.uk. The seller reserves the right to sell at any time and interested parties will be expected to provide the Selling Agents with advice on the source of funds with suitable confirmation of their ability to finance the purchase.

All measurements are approximate and are taken at the widest point. Whilst these particulars have been carefully prepared, no guarantee is given as to their accuracy and they shall not form part of any contract to follow hereon.