



1 Hendersyde Park Offers Over £220,000

Kelso, TD5 7TU



Well-presented Detached Bungalow On The Edge Of Kelso, Set In Generous Wrap-around Gardens With Spacious Living Areas And Scope For Modernisation.



I HENDERSYDE PARK

Set within generous wrap-around gardens, this well-maintained two bedroom detached bungalow enjoys a peaceful setting on the fringes of Kelso. The gardens are mainly laid to lawn, complemented by colourful well-stocked borders that provide year round interest. The accommodation throughout is well-proportioned and includes a bright living room and dining room, a conservatory which overlooks the garden, a practical kitchen, two good-sized bedrooms and a family bathroom. A detached garage and adjoining utility store provide useful additional space. The property provides endless scope for modernisation to suit individual tastes and requirements; ideal for those seeking a comfortable home in a quiet yet accessible location, close to amenities.

LOCATION

Kelso, which lies at the meeting point of the Tweed and Teviot rivers, is one of the most attractive and unspoiled towns in the Borders. Notable features are the 12th Century Abbey, the Flemish style cobbled square, Floors Castle and the old bridge across the Tweed. The town has good educational and sporting facilities and many quality shops. The area has much to offer those interested in country pursuits with fishing on the Tweed and is an increasingly sought after location within the Borders.

HIGHLIGHTS

- Detached two bedrooms bungalow
- Generous wrap around gardens
- Bright and well-appointed accommodation
- Detached garage with adjoining utility store
- Ideal for downsizers or retirees

ACCOMMODATION SUMMARY

Entrance Hall, Sitting Room, Dining Room, Conservatory, Kitchen, Two Bedrooms, Shower Room.



ADDITIONAL INFORMATION

The sale shall include all carpets and floor coverings, light fittings, kitchen fittings and bathroom fittings

COUNCIL TAX

Band E

ENERGY EFFICIENCY

Rating C

VIEWING & HOME REPORT

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

TENURE

Freehold

PRICE & MARKETING POLICY

Offers over £220,000 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.