

LEGAL
HASTIN & S



Fairhaven, Fort Road

Eyemouth, TD14 5BB

Offers Over £475,000





Perched proudly above Eyemouth beach with uninterrupted sea views, this is a rare opportunity to purchase a coastal home in such a breath-taking position



A Rare Coastal Gem with Panoramic Sea Views – Welcome to Fairhaven, Eyemouth.

Commanding what is unquestionably one of the most breath taking coastal vistas in Eyemouth, Fairhaven presents a rare and remarkable opportunity to own a front-line detached home overlooking the sea.

Perched in a prized elevated position directly above Eyemouth beach, this exceptional property enjoys uninterrupted views across the harbour, promenade, and open sea—providing a truly immersive coastal experience. Homes in locations such as this seldom come to market.

Designed to embrace its coastal setting, Fairhaven offers generous, well-planned accommodation with an adaptable layout ideal for modern family life or relaxed seaside living. The principal living spaces have been thoughtfully positioned to the front of the home, taking full advantage of the stunning seascape. The main lounge and the open-plan family dining kitchen both flow out to a charming front garden and a raised decked terrace—perfect for morning coffee with the sunrise or evening drinks as the tide rolls in. A further family room/snug offers a cosy retreat, ideal for unwinding in comfort while still enjoying glimpses of the ever-changing coastal light. A convenient utility room and cloakroom enhance the functionality of the main living area.

A bright and airy inner hallway leads to the rear bedroom wing, where you'll find a spacious master suite complete with a private shower room, alongside three further double bedrooms and a beautifully appointed family bathroom featuring both a large walk-in shower and a freestanding bath.

Accessed via a private driveway with ample off-street parking, the property also includes a detached garage and useful garden store.

The landscaped front garden has been designed with low maintenance in mind, ensuring you spend less time on upkeep and more time enjoying the unique seaside lifestyle that Fairhaven affords. Fairhaven

offers an unrivalled setting and a truly special place to call home.

LOCATION

Eyemouth is steeped in the traditions of the sea with the central harbour and beach proving a popular tourist attraction, while the local area is also admired by sub-aqua divers and walkers. Local facilities, all within easy walking distance include primary and modern secondary schools, health centre, 18-hole golf course, swimming pool and sports centre. Eyemouth is ideally situated for exploring the Berwickshire coastline including the nearby St Abb's Head Nature Reserve, while the surrounding countryside is renowned for its outstanding natural beauty with rolling hills and plentiful farmland. The A1 trunk road is within 2 miles of the town giving quick and easy access to Edinburgh and Newcastle, while the historic town of Berwick upon Tweed lies some nine miles to the south providing a wide range of supermarkets, larger shops, sporting and entertainment facilities.

HIGHLIGHTS

- Exceptional seaside setting
- Uninterrupted coastal vista
- Sizeable and adaptable interiors
- Choice of living spaces
- Free flowing gardens and raised decked terrace
- Dedicated bedroom wing with four bedrooms
- Multi car parking

ACCOMMODATION SUMMARY

Entrance Vestibule, Hall, Lounge with log burner, Family Room/Snug, Large Family Dining Kitchen, Utility Room, Cloakroom, Master Bedroom with En-Suite Shower Room, Three Further Bedrooms and Family Bathroom. Detached Garage

SERVICES

Mains services. Double glazing. Gas central heating

COUNCIL TAX

Band G

ENERGY EFFICIENCY

Rating D

TENURE

Freehold

VIEWING & HOME REPORT

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.

PRICE & MARKETING POLICY

Offers over £475,000 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.



