



**JIM HAY**  
ESTATE AGENTS



Brookdale The Loaning Denholm TD9 8NN

Offers Over £370000

## Brookdale The Loaning Denholm TD9 8NN

Built around 1984 of traditional construction under a clay tiled pitched roof, Brookdale is a spacious bungalow with a very versatile layout.

Situated in the very popular Borders village of Denholm, where a good range of local services can be found, including a primary school, butchers, post office and 2 Public houses. A more extensive range of services can be found in the town of Hawick around 5 miles away.

The accommodation comprises; Entrance Vestibule, hallway, living room, sitting room/4th Bedroom, dining room, kitchen, sun room, master bedroom with en-suite shower room, two further double bedrooms, utility room and a family bathroom. In total around 164 SQM of living space.

The property benefits from oil central heating and double glazed windows. It is presented in excellent clean and tidy order through and has been very well maintained both inside and out, since it was built by the current owner.

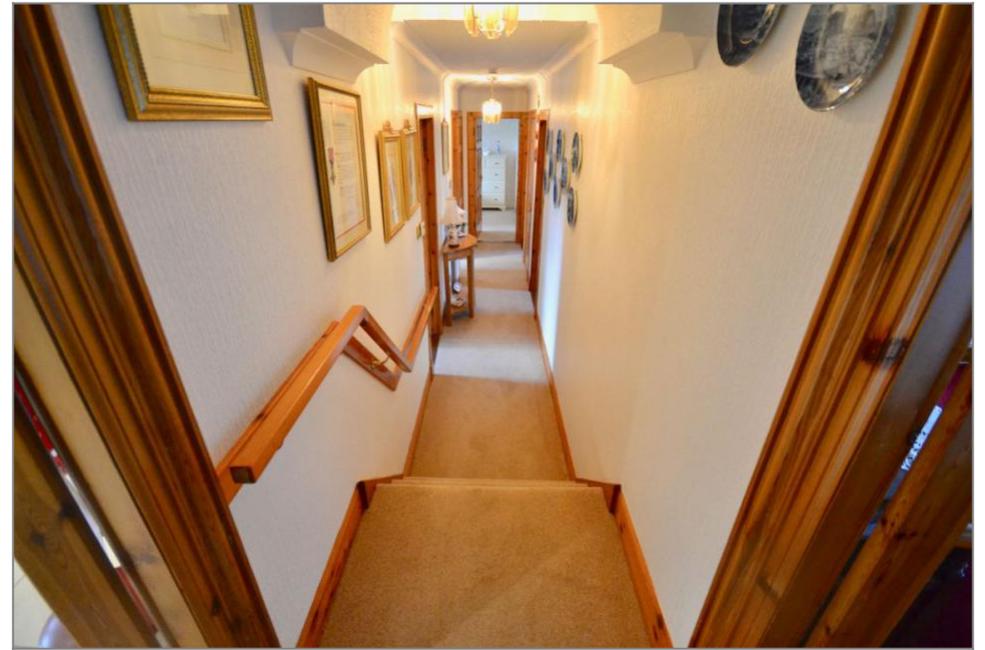
Outside there is a driveway leading to a single garage, with electric door and an adjoining carport. To the rear there is a lovely south facing garden, laid mainly to lawn with patio area and planted with a range of trees and shrubs.

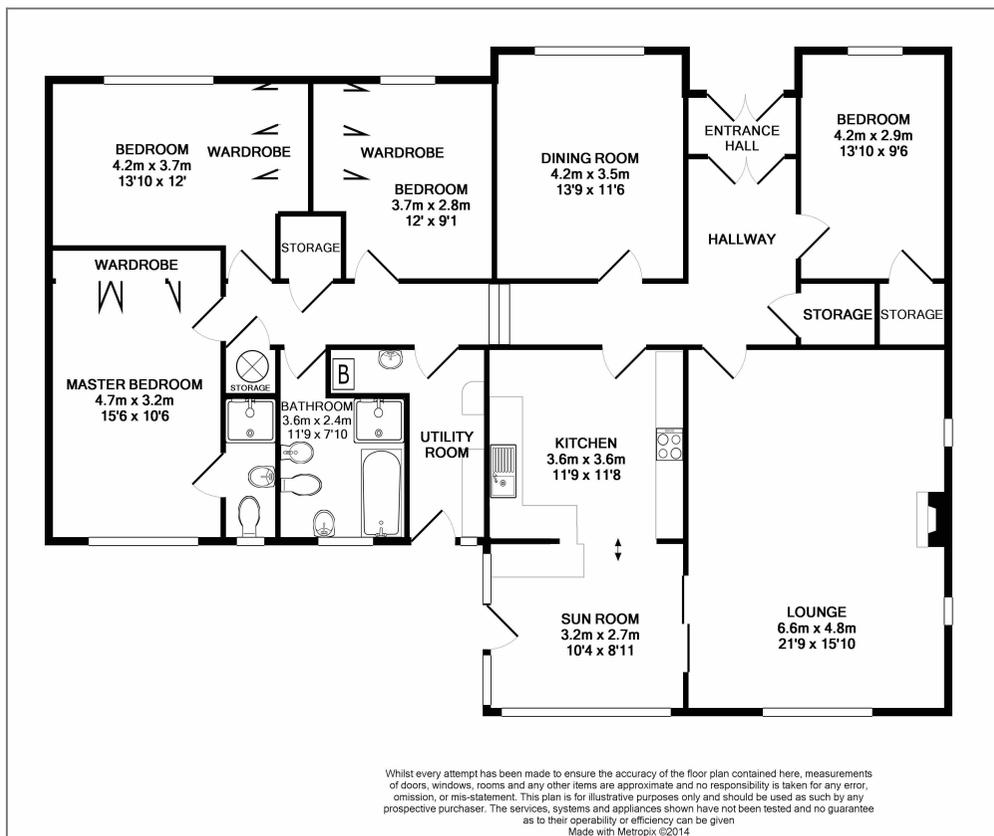
A most desirable family bungalow, located in a most sought after location, early viewing is advised.

### What we like about this property

Versatile layout, Village life, Family Property,







Council Tax Band: F

EPC Rating: D

**Viewing:**

Strictly via Jim Hay, 100% accompanied at all times.

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