



JH
JIM HAY
ESTATE AGENTS

31 Linden Crescent Hawick TD9 9LQ

Guide Price £185,000

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We are delighted to bring to the market, this very well presented mid terraced property. Built around 130 years ago of solid stone under a pitched slate roof, it has been altered and extended to provide the current layout.

Accommodation comprises; Vestibule, hallway, living room (with patio doors onto front garden), Dining Kitchen, Office, Utility room and WC on the ground floor. On the half-landing there is a family bathroom, with bathtub and shower cubicle. On the first floor there are 3 bedrooms. In total around SQM of living space.

Benefitting from GCH with combi-boiler and UPVC double glazed windows, there is a wood burning stove in the lounge. Presented in lovely decorative order, it is in turnkey condition.

Externally there is a garden to the front laid mainly to lawn with a mono-blocked patio area, to the rear there is a small area of lawn, decking and garden shed. Ample on-street parking is available to the front and rear of the house.

A solid stone property, located in a most sought after part of town, it would suit a family or couple alike.

Must be viewed to fully appreciate.

What we like about this property

Presentation, Size, Location, Style







Council Tax Band: D

EPC Rating: D

Viewing:

Strictly Via Jim Hay, 100% accompanied

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