

**FOR SALE**

**11 MILL STREET,  
DRUMMORE, DG9 9PS**



Occupying a central location within Scotland's most southerly village and close to all village amenities, this is a well-presented, terraced property which provides comfortable accommodation over two levels. The property benefits from new air source heating with solar panels, a 'dining' kitchen, shower room, tasteful décor, multi-fuel stove and uPVC double glazing. Set within its own area of easily maintained garden ground.

**HALLWAY, LOUNGE, 'DINING' KITCHEN,  
SHOWER ROOM, BEDROOM, BOXROOM, BOILER  
HOUSE, GARDEN**

**GUIDE PRICE: £90,000**



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Charlotte Street  
Stranraer  
DG9 7ED

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## DESCRIPTION:

Occupying a central location within the village of Drummore, Scotland's most southerly village, this is a well-presented, terraced property which provides comfortable accommodation over two floors. The property, which is of traditional construction under a tiled roof benefits from new air source heating with solar panels, a spacious 'dining' kitchen, shower room, tasteful décor, multi-fuel stove and uPVC double glazing. Set within its own area of easily maintained garden ground, from which there are delightful views over open farmland to the rear.

The village of Drummore provides local amenities including general store, hotel, public house, restaurant/café, primary school and general practice healthcare while all major amenities are to be found in the town of Stranraer approximately 18 miles to the north and include supermarkets, hospital, indoor leisure pool complex and secondary school.

The surrounding area is renowned for its mild climate, rugged coastline, wonderful sandy beaches, and access to a number of outdoor sporting pursuits including fishing, walking, sailing and excellent golf courses.

## HALLWAY:

The property is accessed by way of a uPVC storm door. Tiled flooring, CH radiator and staircase to the upper floor.



## LOUNGE:

A lounge to the front with a recessed fireplace housing a "Dowling" multi-fuel stove. Partially tiled flooring and CH radiator.



## KITCHEN:

The kitchen has been fitted with a range of floor and wall mounted units with woodgrain style worktops incorporating a stainless-steel sink. There is a gas cooker point, dishwasher and fridge. CH radiator.

## Kitchen images



## **SHOWER ROOM:**

The shower room is fitted with a WHB, WC and shower cubicle with an electric shower. Tiled flooring, and CH radiator.



## Further shower room image



## **LANDING:**

The landing provides access to the bedroom accommodation. Velux window to the rear.



## **BEDROOM:**

A bedroom with a Velux window to the front. CH radiator and electric panel heater.



[Further bedroom 1 image](#)



**GARDEN:**

Set within its own area of garden ground. The front has been laid out in quartz gravel for ease of maintenance. The rear garden is laid out to lawn. From the rear garden there are delightful views over farmland.



**BEDROOM 2/BOXROOM:**

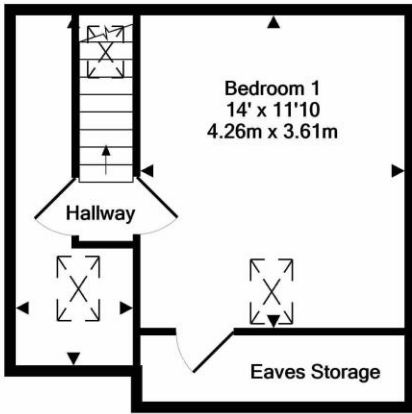
A children's bedroom/boxroom with Velux window to the front. CH radiator.



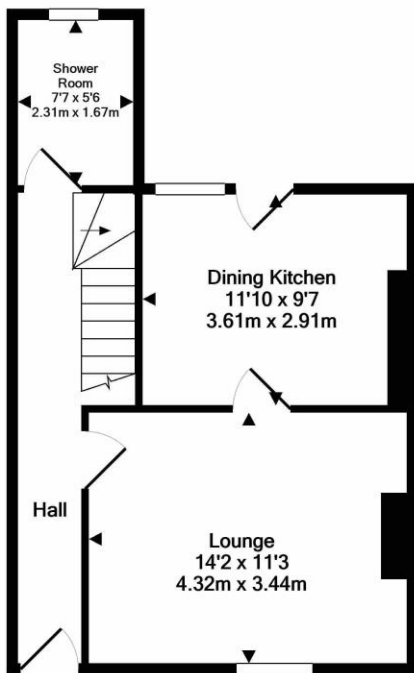
**BOILER ROOM:**

A useful outbuilding housing the central heating hot water tank.





1st Floor



Ground Floor

Measurements are approximate. Not to scale. Illustrative purposes only  
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ENTRY: Negotiable

VIEWING: By appt with S.W.P.C

DETAILS PREPARED: 13/08/2024

COUNCIL TAX: Band 'B'

SERVICES:

Mains electricity, water, and drainage. Solar panels.  
EPC = D

GENERAL:

All fitted flooring, blinds, dishwasher and fridge are included in the sale price. Other items available by separate negotiation.

OFFERS:

All offers for the above property should be made in writing to

South West Property Centre Ltd,  
Charlotte Street, Stranraer, DG9 7ED.  
Telephone (01776) 706147 Fax: (01776) 706890  
[www.swpc.co.uk](http://www.swpc.co.uk)

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