

FOR SALE

"BURNSIDE", DRUMMORE, DG9 9HL



An opportunity arises to acquire a country cottage with wonderful views towards the Mull of Galloway Lighthouse and to the Isle of Man beyond. The cottage has undergone a programme of renovation in the recent past to include new internal insulation, new Air Source heating and new solar panels. The cottage also benefits from a delightful sun lounge to the front, uPVC double glazing and the construction of a brick chimney to allow the installation of a wood burning stove. Set within its own generous area of garden ground with added benefit of a detached garage.

**SUN LOUNGE, LOUNGE, KITCHEN, SHOWER ROOM,
BEDROOM, GARAGE, STUDIO**

PRICE: Offers over £165,000 are invited



Property Agents

Free pre – sale valuation

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Introducers for
Independent Financial
& Mortgage Advice

**Charlotte Street
Stranraer
DG9 7ED**

**Tel: 01776 706147
Fax: 01776 706890**

www.swpc.co.uk



DESCRIPTION:

Occupying a rural location approximately 3 miles from Scotland's most southerly village of Drummore, this detached cottage has wonderful views towards the Mull of Galloway Lighthouse to the Isle of Man beyond. Of traditional construction under a slate roof, the cottage has recently had new internal insulation installed, new air Source Heating installed and new solar panels installed. The cottage also benefits from a delightful sun lounge to the front, uPVC double glazing and the construction of a brick chimney to allow the installation of a wood burning stove.

The village of Drummore provides local amenities including primary school, hotel, church, general store/post office and general practice healthcare.

All major amenities are to be found in the town of Stranraer, some 21 miles to the north and include supermarkets, hospital, indoor leisure pool complex and secondary school.

The surrounding area is well known for its mild climate, rugged coastline and splendid sandy beaches within easy reach.

LOUNGE:

A double aspect main lounge with delightful views. Ceiling beams, tiled flooring, and CH radiator.



SUN LOUNGE:

A sun lounge to the front with delightful views. Tiled flooring.



KITCHEN:

The kitchen is laid out in an open plan basis with the lounge and has been fitted with floor units with cream worktops incorporating a stainless-steel sink. Gas hob. Tiled flooring.



SHOWER ROOM:

The shower room is fitted with a WHB, WC and shower cubicle. Ceramic wall tiles and tiled flooring.



GARAGE:

A detached garage with a studio room to the rear. Up & over door to the front, service door, power and light.



BEDROOM:

A bedroom with a window to the front. CH radiator.



GARDEN:

The property is set amidst its own area of garden ground which mainly laid out to lawn within hedge borders.





ENTRY: Negotiable

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

DETAILS PREPARED: 23/09/2024

COUNCIL TAX: Band 'A'

SERVICES:

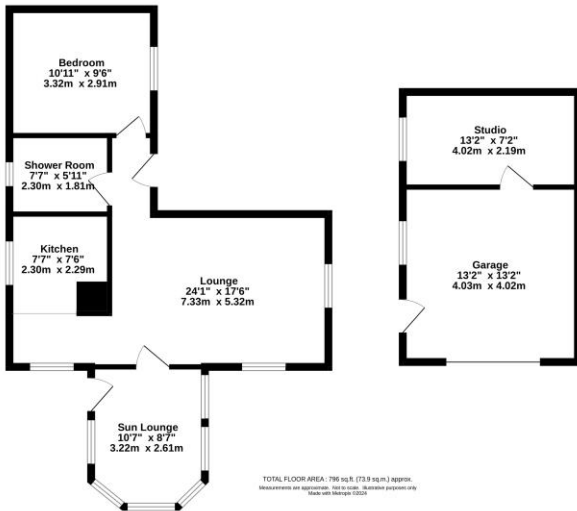
Mains electricity, borehole water supply. Drainage to a septic tank located on the property. EPC = C

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

Ground Floor
796 sq.ft. (73.9 sq.m.) approx.



Although prepared with care and believed to be correct, these particulars are not guaranteed and will not form part of any contract. Purchasers should satisfy themselves as to all points. Where dimensions are quoted, they are approximate only. Heritable systems and appliances are untested and sold as seen and no warranty is given. Prospective purchasers should make their own investigations and enquiries.

The photographs used are for the purpose of illustration and may demonstrate only the surroundings. They are not therefore, to be taken as an accurate indication of the extent of the property. Also, it should not be assumed that the photographs are taken from within the boundaries of the property, or show what is included in the sale. **Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.**