

FOR SALE

2 FINNART CRESCENT, STRANRAER, DG9 0AJ



An opportunity has arisen to acquire a very well-presented end of terrace villa located within a popular residential cul-de-sac within easy reach of the town center and all major amenities. In immaculate condition throughout and benefiting from comfortable family accommodation over two floors, new shaker design kitchen, new internal plasterwork, new internal woodwork, delightful shower room, new external insulation, gas fired central heating and modern uPVC double glazing. Set amidst an easily maintained area of garden ground with ample off-road parking. Conveniently located near Sheuchan Primary School. An ideal first-time purchase.

**HALLWAY, LOUNGE / DINING ROOM, KITCHEN,
BATHROOM, 2 BEDROOMS, GARAGE, GARDEN**

PRICE: Offers over £100,000 are invited



Property Agents

Free pre – sale valuation

High profile town centre display

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Letting Service

Proven Sales record

Introducers for
Independent Financial
& Mortgage Advice

Charlotte Street
Stranraer
DG9 7ED
Tel: 01776 706147
Fax: 01776 706890

www.swpc.co.uk



DESCRIPTION:

Located within easy reach of the town centre and all major amenities, this is a very well-presented end of terrace villa which provides comfortable family accommodation over two floors.

The property, which is in immaculate condition throughout, is of traditional construction under a re-tiled roof and benefits from having a new shaker design kitchen, delightful shower room, new internal woodwork, new internal plaster work, new external insulation, gas fired central heating and uPVC double glazing.

It is situated within its own easily maintained area of garden ground and is adjacent to other residential properties of similar design.

Local amenities within easy reach include a general store, Loch Ryan shore and Sheuchan Primary School while all major amenities including supermarkets, healthcare, indoor leisure pool complex and secondary school are all located in and around the town centre approximately 1/2 mile distant. There is also a town centre and secondary school transport service available from closeby.

This is a well-maintained family home which would be ideally suited to the first-time buyer.

HALLWAY:

The property is accessed by way of an uPVC storm door. CH radiator and telephone point.



LOUNGE/DINING ROOM:

(Approx 4.6m at the widest – 5.69m)

A main lounge/dining room with windows to both front and to rear. CH radiator and TV point.



KITCHEN: (Approx 2.35m – 2.93m)

The kitchen has recently been fitted with a range of shaker design floor and wall mounted units with woodgrain style worktops incorporating a copper sink with matching mixer. There is an electric hob, extractor hood, built-in oven, built-in microwave, integrated dishwasher and plumbing for an automatic washing machine. CH radiator.



[Further kitchen image](#)



LANDING:

The landing provides access to bedroom accommodation and to the bathroom.



SHOWER ROOM: (Approx 1.86m – 1.68m)

The shower room is fitted with a WHB and WC set into a vanity unit. There is a large shower cubicle with mains shower. Heated towel rail.



BEDROOM 1: (Approx 4.6m – 2.74m)

A bedroom to the front with built-in cupboard, TV point and CH radiator.



BEDROOM 2: (Approx 3.6m – 2.88m)

A bedroom to the rear with CH radiator.



GARAGE: (Approx 3.65m – 5.47m)

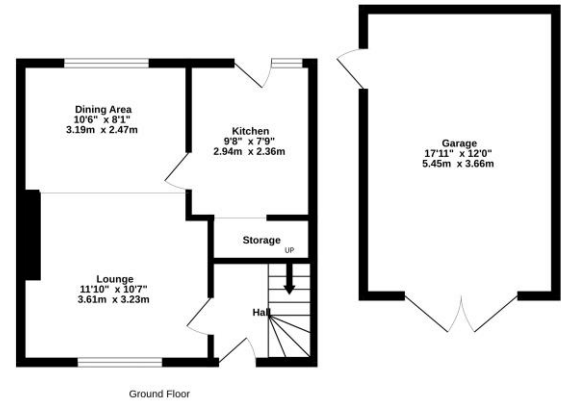
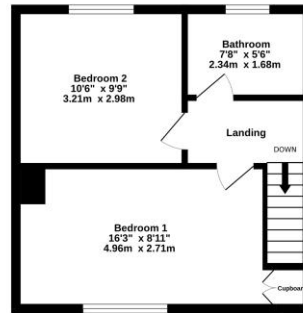
A substantial detached wooden garage with power and light.

GARDEN:

The property is set within its own area of easily maintained garden ground. The front and side have mainly been laid out to quartz gravel for ease of maintenance. The enclosed rear garden has also been laid to quartz gravel.



1st Floor



Ground Floor

Measurements are approximate. Not to scale. Illustrative purposes only. Made with Metropix ©2024

ENTRY: Negotiable

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

DETAILS PREPARED: 09/09/2024

COUNCIL TAX: Band 'B'

GENERAL:

All carpets and integrated kitchen appliances are included in the sale price.

SERVICES:

Mains electricity, gas, drainage and water.

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.
Tel: (01776) 706147 Fax: (01776) 706890

www.swpc.co.uk

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.**