

8 Chapel Street

EYEMOUTH, TD14 5HF



The property is in walk-in condition and has just had a complete refurbishment throughout



01896 800 440



www.mcewanfraserlegal.co.uk



info@mcewanfraserlegal.co.uk



McEwan Fraser Legal is delighted to present this 2 bedroom townhouse in Eyemouth to the market. The property is in walk-in condition and has just had a complete refurbishment throughout with a brand new high-end kitchen and bathrooms. This would make a lovely home or a perfect holiday home.

THE LOUNGE/KITCHEN



Inside, the property comprises of:

- Fully equipped lounge/kitchen with all integrated appliances including fridge, freezer, dishwasher, oven, electric hob and stunning Marmo Mare Venato worktops made from natural minerals
- Large master bedroom with en-suite shower room
- Second bedroom with a vellum window
- En-suite four-piece bathroom with stunning freestanding roll top bath and large walk-in shower



THE HALL & WC



BEDROOM 1 & EN-SUITE



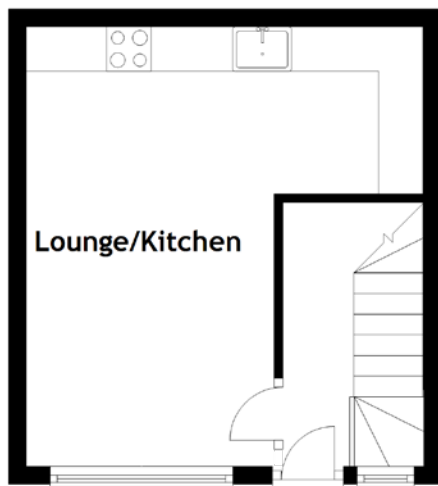
BEDROOM 2 & EN-SUITE



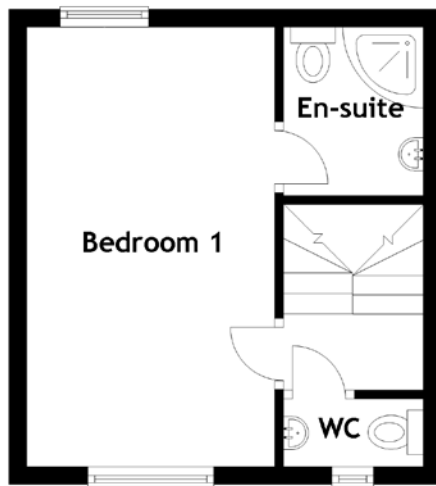
This is a rare opportunity to acquire a lovely home in a fantastic location.

FLOOR PLAN, DIMENSIONS & MAP

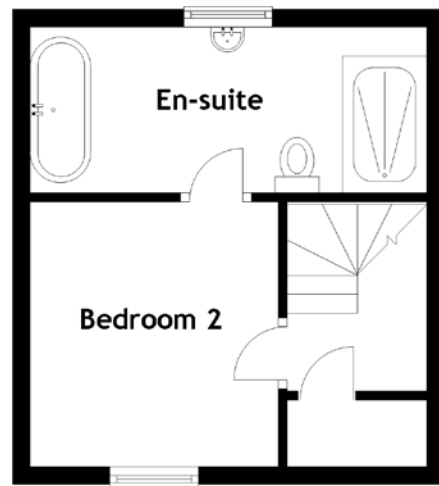
Ground Floor



First Floor



Second Floor



Approximate Dimensions (Taken from the widest point)

Ground Floor
Lounge/Kitchen

4.95m (16'3") x 4.48m (14'8")

First Floor
Bedroom 1
En-suite
WC

4.83m (15'10") x 3.10m (10'2")
1.90m (6'3") x 1.58m (5'2")
1.54m (5'1") x 0.76m (2'6")

Second Floor

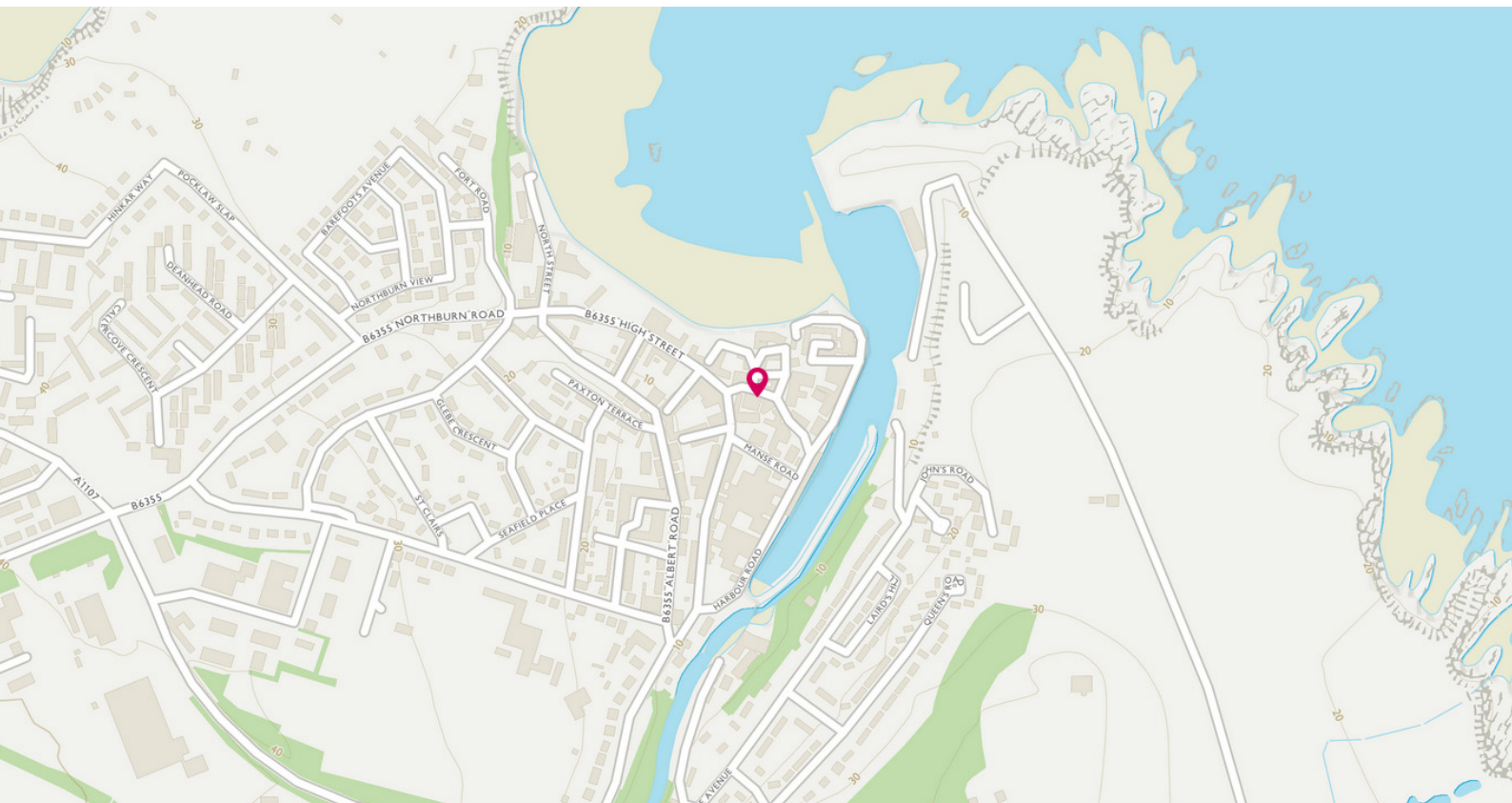
Bedroom 2
En-suite

2.99m (9'10") x 2.98m (9'9")
4.67m (15'4") x 1.90m (6'3")

Gross internal floor area (m²): 71m²

EPC Rating: D

Extras (Included in the sale): Kitchen/living room
furniture available by separate negotiation.



THE LOCATION

Eyemouth is situated within close proximity to the A1 providing easy commuting distance to Edinburgh, Dunbar and Berwick upon Tweed. The village is a thriving community which offers a range of local services including pubs, shops, primary school and doctor's surgery, medical centre, dentist and leisure centre with swimming pool.





There is a newly built secondary school in Eyemouth and a range of private educational establishments in East Lothian, Edinburgh and Berwick. Coldingham Sands and St. Abb's Head lie about a mile and a half to the East and Berwick upon Tweed is a short drive to the south, providing further facilities, including a mainline railway station with regular services to Edinburgh, Newcastle and London. Edinburgh provides all the amenities you would expect from Scotland's capital city. The surrounding area is ideal for the outdoor enthusiast in many sports and activities.

Eyemouth has its own local golf course, with the renowned links courses at Gullane and Muirfield located further up the coast. Coldingham has a beautiful sandy beach complete with picturesque beach huts and the nature reserve at St. Abbs Head has some of the best diving in British waters. Sea fishing is available at Eyemouth and river fishing on the Tweed and Whiteadder. There is an abundance of short and long walking routes in the area.

McEwan Fraser Legal

Solicitors & Estate Agents

Tel. 01896 800 440

www.mcewanfraserlegal.co.uk

info@mcewanfraserlegal.co.uk

Part
Exchange
Available



Text and description
JUDY SHIELDS
Surveyor



Layout graphics and design
ALLY CLARK
Designer

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