



37 George Street, Dumfries, DG1 1EB

Tel: 01387 267 222

Fax: 01387 254 775

DX 580619 & LP 14 Dumfries

Email: law@walker-sharpe.co.uk



5A – 5D Mitchell Terrace, Newton Stewart

1 Bedroom | Offers over £120,000

Local Housing Authority built block of four self-contained partially let flats within easy walking distance from Town Centre offered for sale as a potential investment portfolio. Communal drying area to rear and dedicated off-street parking.

5A Mitchell Terrace EPC-D

5B Mitchell Terrace EPC -D

5C Mitchell Terrace EPC-D

5D Mitchell Terrace EPC -D

General Information

NEWTON STEWART is a market town in the Dumfries & Galloway Council area of south west Scotland. The town is bypassed by the A75 trunk road and is situated at its junction with the A714.

The town's main amenities include a primary school, secondary school, two supermarkets, leisure centre, golf club, cinema and health centre. The main retailing area includes a mix of national and local traders together with two of the main clearing banks.

The regional town of Dumfries lies approximately 48 miles to the east with the larger town of Stranraer, together with the ferry port Cairnryan, circa 25 miles to the west.

Description

The flats are of traditional cavity construction, with a roughcast external finish, surmounted by a pitch roof clad with concrete tiles. The floors are of suspended timber construction. The windows are of timber casement design, incorporating sealed double-glazed units.

Location

Mitchell terrace is located within a predominantly residential district a short distance to the north of the town centre, lying to the west of Arthur Street (A714) and the River Cree. There is a public play park adjacent to the property.

Properties

The subjects comprise a detached block of four self-contained flats constructed by a local housing association around 1993.

Each flat has its own entrance door, located within the southern elevation under slated canopy. The internal accommodation of the flats comprises Lounge, Kitchen, Bedroom and Bathroom. Kitchen and bathroom fittings are on modern lines. Electric heating and double-glazing.

There is a gravel surfaced communal drying green to the rear.

Off-street parking is provided at the front of the property.

Lease Terms

The portfolio is partially let on either a Short Assured Tenancy Agreement or Private Residential Tenancy. Details on the passing rents and copies of the lease documentation are available on request.

Note

These properties are offered for sale as a single portfolio. Please note that the clients will not consider offers for individual properties or multiple lots.

Council Tax Bands

All four flats are a band A.

Services

The property has mains electricity, water and drainage. The telephone line may be taken over subject to British Telecom Regulations.

Notes

A closing date for offers may be arranged and therefore it would be advisable that prospective purchasers register their interest with the Selling Agents, in writing, and preferably through their Solicitor.

Walker & Sharpe, as Selling Agents, have prepared these particulars with care. No warranty of any kind can be given that any items of electrical or mechanical equipment including, without prejudice to the foregoing generality, the central heating, drainage and electrical systems serving the property are in full working order.

The measurements, taken by sonic tape, are approximate and for guidance only. It is for prospective purchasers to investigate and satisfy themselves as to the basic facts before submitting an offer.



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