

FOR SALE

**'THE HAVEN'
STONEKIRK ROAD,
STRANRAER, DG9 7BT**



An opportunity arises to acquire a detached bungalow, of traditional construction, located towards the southern perimeter of the town. The property benefits from a new kitchen, up-dated shower room, new uPVC double glazing, gas fired central heating, and a new roof. Set amidst its own generous area of garden ground with the added benefit of a summerhouse, large garden shed, and two greenhouses. Ample room for off road parking.

**PORCH, HALLWAY, LOUNGE, 'DINING' KITCHEN,
SHOWER ROOM, 3 BEDROOMS, GARAGE,
SUMMERHOUSE, GARDEN**

PRICE: Offers over £200,000 are invited



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

www.swpc.co.uk



DESCRIPTION:

Located towards the southern perimeter of Stranraer in a very popular residential area this is a detached bungalow.

Of traditional construction finished in render under a new tiled roof and providing comfortable and bright accommodation over one level.

In excellent condition throughout, the property benefits from a new kitchen, up-dated shower room, gas fired central heating, and new uPVC double glazing.

It is set within its own generous area of garden ground with ample parking area to the front. There is a driveway to the side leading to a detached garage. It also benefits from a summerhouse, large sghed with decking, and two greenhouses.

The property is situated adjacent to other private residences of varying style.

Local amenities include general store, supermarket, primary school, and a town centre/secondary school transport service from closeby. All major amenities are located in and around the town centre, approximately one and a half miles distant and include further supermarkets, healthcare, indoor leisure pool complex and secondary school.

ENTRANCE PORCH:

The property is accessed by way of a uPVC storm door. Tiled flooring and glazed interior door to the hallway.

HALLWAY:

The hallway provides access to almost all of the accommodation. CH radiator, telephone point and access to the floored loft by way of a pull-down ladder.



LOUNGE:

A spacious main lounge with bay window to the front. Two CH radiators and TV point.



'DINING' KITCHEN:

The kitchen is fitted with floor and wall mounted units in a shaker design with wood grain style worktops incorporating a stainless-steel sink. There is a gas cooker point, extractor hood, and plumbing for an automatic washing machine. CH radiator.



[Further kitchen image](#)



SHOWER ROOM:

The shower room is comprised of a WHB, WC and vinyl panelled shower cubicle with a mains shower. Heated towel rail.



BEDROOM 1:

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



BEDROOM 2:

A bedroom to the rear with CH radiator.



BEDROOM 3:

A further bedroom to the rear with CH radiator.



GARAGE:

A detached garage to the side with power and light.

GARDEN:

The property is set amidst its own generous area of garden ground. The front has been laid out to lawn and is set within a low-level wall. There is ample parking to the front and driveway to the side leading to the garage. The rear garden comprises further lawn, two decks, vegetable plots, summerhouse, shed, and greenhouses.





ENTRY: Negotiable

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

DETAILS PREPARED: 29/08/2023

COUNCIL TAX: Band 'D'

GENERAL:

All carpets, blinds, shed, summerhouse, and greenhouses are included in the sale price.

SERVICES:

Mains electricity, gas, drainage, and water. EPC = D

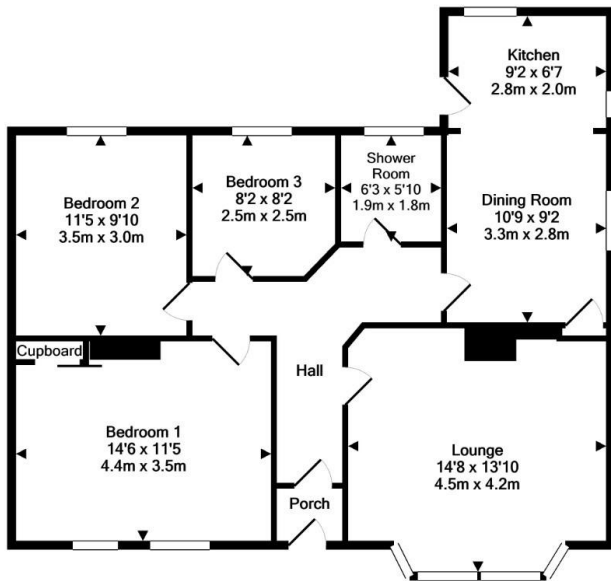
OFFERS:

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



Measurements are approximate. Not to scale. Illustrative purposes only
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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.