

16 Walltrees Road, Thornhill, DG3 5NS

Offers Over £115,000



Spacious three bedroom semi-detached house situated in the much sought after picturesque village of Thornhill. Benefits from gardens and oil central heating. Thornhill, in the stunning Nithsdale Valley, is a popular village which is approximately 14 miles north of Dumfries on the A76 main road, and offers excellent primary & secondary schools, a quality 18-hole golf course, a thriving bowling club, tennis and squash clubs.



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Pollock & McLean
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Measurements (all approx.)

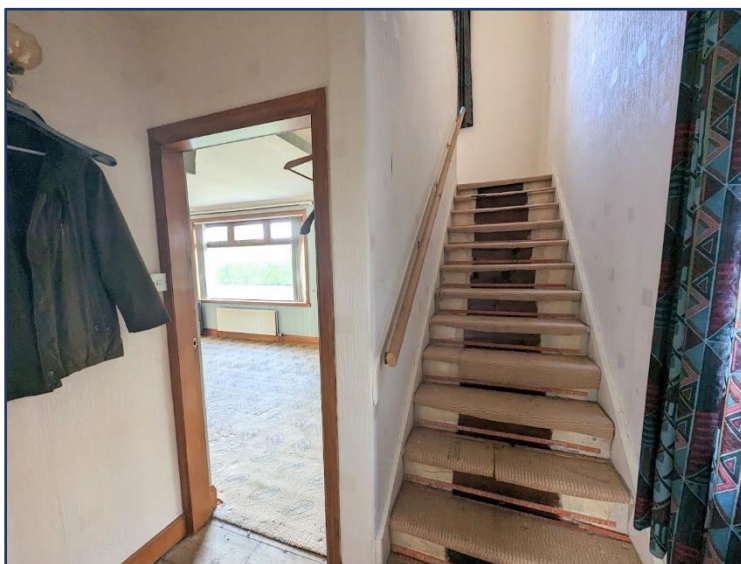
Entrance vestibule – 2.08m x 1.36m
 Shower Room – 2.06m x 1.68m
 Bedroom 3 – 3.24m x 3.21m

Living room – 6.02m x 3.42m
 Bedroom 1 – 3.78m x 3.06m

Kitchen –
 Bedroom 2 – 3.76m x 3.22m



These particulars have been carefully prepared by Messrs Pollock & McLean, Solicitors and Estate Agents. Although believed to be correct they are not guaranteed and therefore prospective purchasers should satisfy themselves as to the basic facts before submitting an offer. All photographs have been taken using a wide angled lens.



Accommodation comprises:

- Entrance hallway with understairs cupboard. Door to living room.
- Bright living room with large window overlooking the front garden. Electric fire with wooden mantel. Door to rear hall. Archway to kitchen.
- Fitted kitchen with wall and base units. Sink and a half with mixer tap and right hand drainer. Integrated fridge and freezer. Window and door to rear.
- Rear hallway with coat hooks, stairs to first floor and door to wet room.
- Wet room with walk-in shower, W. C., and wash hand basin with mixer tap and unit. Window to rear. Full splashback.
- Stairs to first floor with hand rail and bannister, window to front. Built-in cupboard, loft hatch and doors to three bedrooms.
- Master bedroom is front facing with large window overlooking the garden, built-in wardrobe with hanging rail and shelf.
- Bedroom 2 is also a double with window to rear, built-in cupboard with shelves.
- Bedroom 3 is a bright room with window to rear and side, also with built-in cupboard with shelves.
- Outside there are gardens to the front and rear laid to lawn with trees, shrubs and shed.



