

Greenwood Cottage, Ayr Street, Moniaive, DG3 4HP Offers Over £110,000



One bedroom cottage situated on a generous plot. Benefits from double glazing, off street parking, garage, shed and large gardens. In need of upgrading and modernisation but has huge potential. Situated in the beautiful village of Moniaive which has a garage and petrol station, shop, an Italian Restaurant, and a fantastic Primary school. Approximately 8 miles to the east is a secondary school in Thornhill.



POLLOCK & MCLEAN
SOLICITORS FOR YOU AND YOUR FAMILY



Pollock & McLean
41 Castle Street
Dumfries
DG1 1DU



Measurements (all approx.)

Living Room – 4.83m x 3.67m
Kitchen – 5.48m x 4.59m

Shower Room – 3.57m x 1.39m
Room – 2.54m x 2.13m

Bedroom – 4.78m x 2.98m



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 hall, cupboard housing electrics and loft hatch. Doors to living room, shower room and bedroom.
- Good size living room with window to the front. Multi fuel stove with wooden mantle and hearth.
- Bedroom which is a double with open fire and window to front.
- Shower room with good size walk-in shower, W. C. and wash hand basin with mixer tap and vanity unit. Window to rear.
- Kitchen/diner with base units, sink with mixer tap and left hand drainer. Two window to rear and one to the front. Door to rear porch then door to garden.
- Room which accessed in the kitchen, shelves and light.
- Large garden mostly laid to lawn, various plants and shrubs, green house, two shed and garage.



