



19 Masonfield Drive, Newton Stewart

Newton Stewart

Offers Over £150,000



19 Masonfield Drive

Newton Stewart, Newton Stewart

Occupying a convenient location, all major amenities are to be found in the market town of Newton Stewart and include supermarkets, healthcare, indoor leisure pool complex and secondary schooling. The surrounding area is one of natural beauty and there is an abundance of outdoor leisure pursuits within easy access including walking, fishing and excellent golfing facilities. Viewing of this most pleasant property is to be thoroughly recommended.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E

- Recently refurbished
- Convenient location
- Ideal first time purchase
- Fully double glazed
- Conservatory to the rear
- Spacious and well maintained garden grounds
- Spacious driveway for off road parking
- Detached garage







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Nestled in a convenient location, this charming 2-bedroom semi-detached bungalow offers an ideal opportunity for a first-time buyer. Recently refurbished to a high standard, the property boasts a welcoming ambience with its fully double-glazed windows that flood the rooms with natural light. The conservatory to the rear provides a tranquil retreat, overlooking the spacious and well-maintained garden grounds – an ideal setting for relaxing or entertaining guests. A spacious driveway offers ample off-road parking, while a detached garage provides extra storage space for convenience.

Step outside and be greeted by the outdoor oasis awaiting you. The garden is thoughtfully landscaped with a tarmac turning area at the front, adorned with well-maintained shrubs adding a touch of greenery to the space. A tarmac driveway leads to the rear, where a paved patio area is perfect for al fresco dining or simply unwinding outdoors. The expansive lawn invites you to enjoy the fresh air and soak up the sunshine, while ornamental beds add a burst of colour and charm to the outdoor space. Whether it's a quiet morning coffee or a weekend barbeque, this property offers a perfect blend of indoor comfort and outdoor tranquillity for you to call home.



Lounge

11' 3" x 10' 1" (3.44m x 3.07m)

Sitting room with front double glazed hardwood bay window, ceiling light, power points, modern controllable electric radiator, carpet, TV connection, open design to kitchen towards the rear.

Kitchen

8' 2" x 8' 9" (2.50m x 2.67m)

Fully fitted modern kitchen with a range of base and wall units in warm white with stainless steel handles, dark contrasting worktops and up stands, stainless steel extractor, ceramic hob, built-in electric oven, single drainer stainless steel sink with mixer tap, plumbed for washing machine. Space for refrigerator. Built-in cupboard housing the hot water tank. Spotlights and rear hardwood DG window with roller blind. Vinyl flooring.

Bedroom 1

12' 10" x 9' 2" (3.90m x 2.79m)

Double bedroom to front of property with double glazed hardwood window, Dimplex wall panel heater, double built-in wardrobe with sliding doors, hanging railing and shelving power points, ceiling light and carpeted flooring.

Bedroom 2

9' 1" x 11' 5" (2.78m x 3.47m)

Bedroom to rear of property with double built-in wardrobe with sliding doors, hanging railing and shelving. Power points, ceiling light, Dimplex wall panel heater, French doors providing access to rear conservatory.

Conservatory

8' 9" x 8' 9" (2.66m x 2.67m)

Conservatory to the rear with box profile roof, fitted roller blinds on the UPVC double glazed windows, side door to the rear patio. Power points & wall lights.

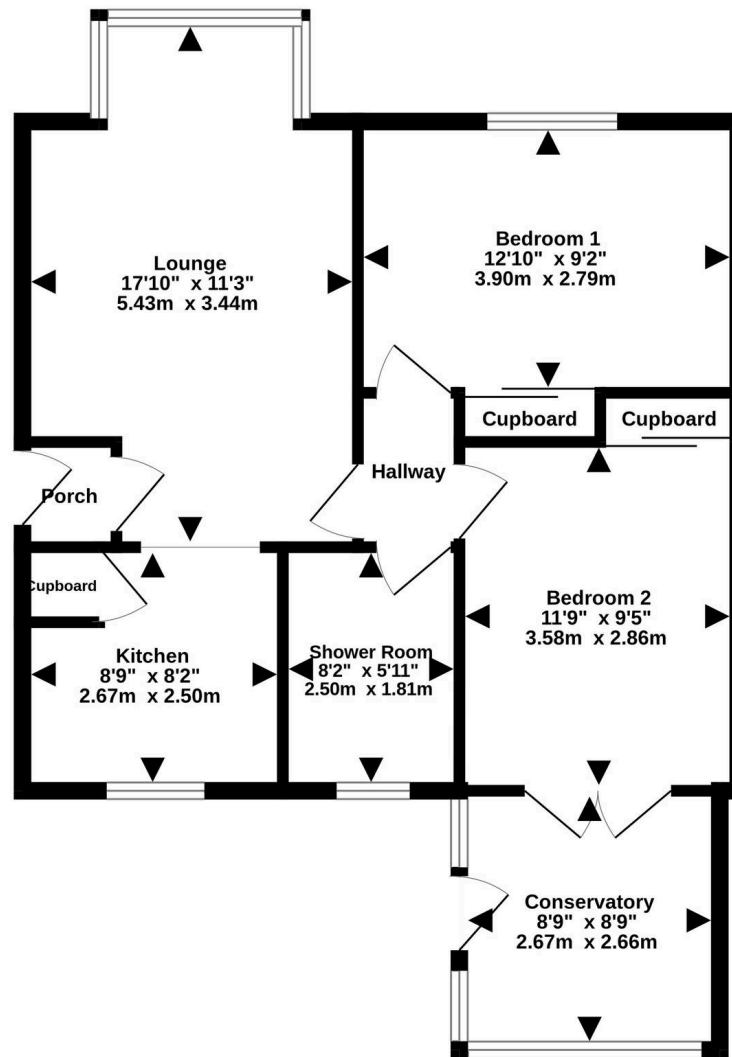
Shower Room

5' 11" x 8' 2" (1.81m x 2.49m)

Modern shower room with opaque double glazed window, tiled surround with a large shower cubicle and direct shower, wash hand basin, WC, chrome vertical radiator and night store heater, spotlights, extractor and cloak rail.



Ground Floor
643 sq.ft. (59.7 sq.m.) approx.





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Please note that under the 2017 AML regulations we are legally required to carry out money laundering checks against purchasers. Upon verbal acceptance of an offer, we require to identify the purchaser for Anti-Money Laundering purposes. Our integrated providers will carry out the necessary checks. Failure to provide required identification may result in an offer not being considered.