



Queensberry Court, Dumfries

- First Floor Flat in the heart of Dumfries,
- Living Room, Kitchen,
- Communal Entrance Hall, D/G
- Energy Rating - C
- 1 Bedroom, Bathroom,
- Private Entrance Hall,
- Communal Garden,

Offers Over £43,000

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Queensberry Court, Dumfries

DESCRIPTION

We are delighted to offer to the market a First Floor Flat situated in the heart of Dumfries town centre and within ease of access of a wealth of local amenities and transport links.

The flat is boasting excellent potential to modernise and truly make this property your own, with accommodation briefly comprising of Private Entrance Hall, Living Room, Kitchen, Bedroom and Bathroom. The apartment is approached through a communal entrance hall with a communal laid lawn/drying area to the rear.

A viewing is imperative to fully appreciate the property potential and location. No Chain.





GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Viewing

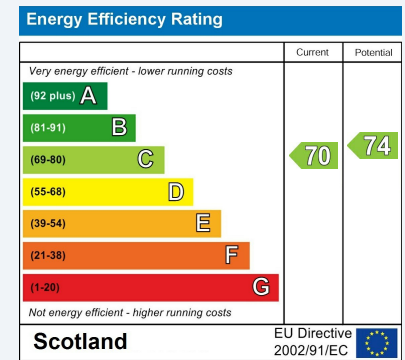
Please contact our Hunters Carlisle Office on 01228 584249 if you wish to arrange a viewing appointment for this property or require further information.

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ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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