



Murray Little & Knox



Solicitors, Notaries Public and Estate Agents

[Home](#)[About Us](#)[Properties](#)[Services](#)[Contact Us](#)

Address:

6 TURNBERRY PARK, ANNAN, DG12 6TX

Summary:

Attractive three bedroom bungalow on large plot in newly developed cul-de-sac. The property is in immaculate condition and includes many high standard extra features. This property would make a lovely family home, is close to schools and is within walking distance of the Town Centre.

Accommodation:

Comprises Lounge, Open plan Kitchen, Dining Room, Conservatory, Utility Room, Study, Three Bedrooms one with en-suite, Bathroom, Garage and Gardens to front, sides and rear.

Viewing:

By arrangement with Selling Agents.

Price:

OFFERS IN THE REGION OF £249,000

Solicitors, Notaries Public and Estate Agents
27 Bank Street, Annan, DG12 6AU.
Tel. 01461 202866/7. Fax. 01461 205995.
Members of the Solicitors Property Centre.

6 Turnberry Park, Annan

Oak wood effect door with patterned glass panel and matching glass side panel leading into Hallway.

The property has been fully fitted throughout with oak wood skirtings, door frames and full wood doors or doors with glass panels.

HALLWAY

Central heating radiator. Central heating thermostat. Two double electric socket. Hardwired smoke alarm. Security Burglar alarm. Hatch with fold down ladder to fully floored loft space with lighting. Door to storage cupboard with hanging rail and also houses the electric meters and fuse boxes. Door with glass panels to Lounge and to Open Plan Area. Doors to Three Bedrooms and Bathroom.

LOUNGE

**12'7" x 16'7"
(3.87m x 5.09m)**



Gas fire with attractive limestone mantel and hearth. Oak wood effect PVC double-glazed window to front with vertical blinds and display sill. Central heating radiator. Two TV aerial sockets and two telephone sockets. Four double electric sockets.

Open plan Kitchen, dining room and conservatory.

KITCHEN AREA

**11'7" x 11'7"
(3.56m x 3.56m)**



Modern white wall and floor units with black tiling between and black granite worksurfaces. Belfast sink with mixer tap Integrated Baumatic oven, ceramic hob, stainless steel chimney extractor fan and integrated dishwasher.. Oak wood effect PVC double-glazed window with

vertical blind and display sill overlooking the rear garden. Five double electric sockets and hidden sockets for appliances. Modern bar ceiling light fitting. Stone tiled flooring. Door to Utility Room.



DINING AREA
11'2" x 8'5"
(3.41m x 2.59m)



Central heating radiator. One double electric socket. Modern ceiling uplighter. Carpeted.

CONSERVATORY AREA
10'1" x 10'2"
(3.07m x 3.10m)



Oak wood effect PVC double-glazed windows on three sides with vertical blinds and wide display sill Oak wood effect PVC double-glazed sliding door leading to patio area in back garden.

TV aerial socket and three double electric sockets.

UTILITY ROOM

6' x 11'11"

(1.82m x 3.63m)

White units with marble worksurface to match that in kitchen. Stainless steel sink. Plumbed for automatic washing machine and vented for tumble dryer. Central heating radiator. Oak wood effect PVC double-glazed window with vertical blinds and display sill. Oak wood effect door with patterned glass panel leading to back garden. Two double electric sockets and hidden sockets for appliances. Xpelair. Integral door to Garage and Door to Study.

STUDY

7'1" x 6'

(2.16m x 1.82m)

Fitted oak wood storage cupboards. Central heating radiator. Two double electric sockets. Oak wood effect PVC double-glazed window with vertical blinds and display sill.

MASTER BEDROOM WITH EN-SUITE

MASTER BEDROOM

12'9" x 10'6"

(3.93m x 3.23m)



Oak wood effect PVC double-glazed window with vertical blinds and display sill overlooking the back garden. Central heating radiator. Four double electric sockets. Built in wardrobe with oak sliding doors and specially made oak shelving to allow maximum storage along with hanging rail. Door to En-Suite.

EN-SUITE



Double size walk in shower cubicle with laminate walls and Mira electric shower. White WC and wash hand basin in vanity unit. Extensively tiled walls and stone tiled floor. Oak effect PVC double-glazed patterned glass window with roman blind. Central heating radiator. Xpelair. Modern ceiling light fitting.

BEDROOM TWO
8'10" x 8'8"
(2.70m x 2.68m)



Oak wood effect PVC double-glazed window with vertical blinds and display sill overlooking the front. Central heating radiator. Three double electric sockets. Built in wardrobes with oak sliding doors and specially made oak shelving to allow maximum storage along with hanging rail.

BEDROOM THREE
9'3" x 8'11"
(2.83m x 2.72m)



Oak effect PVC double-glazed windows with vertical blinds and display sill overlooking the front. Central heating radiator. Three double electric sockets. Built in wardrobe with oak sliding doors and hanging rail and top shelf.

BATHROOM



White WC, wash hand basin and bath. Separate shower enclosure with laminate tiling and Mira electric shower. Oak effect PVC double-glazed patterned glass window with display sill and roman blind. Central heating radiator. Extensively tiled walls and stone tiled flooring. Xpelair. Modern light fitting.

DOUBLE GARAGE

Automatic electric up and over door. Combi boiler to heat central heating system. Lighting and power. Door with glass panel leading to back garden. Door leading to Utility Room.

OUTSIDE



The front and rear gardens have been attractively laid out and landscaped. Lawn area to rear with bark chip flower and shrub area. Fenced boundaries. Paved patio area directly outside conservatory doors. To one side of the property is an area that has been chipped with quartz stones that continue round to the front of the house.



To the front is a lawn area and pathway to front door. Flagged driveway and rockery area.



HOME REPORT AVAILABLE Contact Selling Agents

NOTES:-

- 1. COUNCIL TAX BAND-E**
- 2. VIEWING-By arrangement.**
- 3. DATE OF ENTRY-By arrangement with Selling Agents**
- 4. HEATING-Gas Central Heating**
- 5. SERVICES-Mains Gas, Electricity, Water and Drainage.**
- 6. ITEMS INCLUDED-All floor coverings, light fittings and blinds.**
- 7. Measurements are approximate and for guidance only.**
- 8. IMPORTANT- A Closing Date for Offers may be set and therefore it would be advisable for all prospective purchasers to register their interest with the Selling Agents.**

9. Offers should be lodged with the Selling Agents.

10. These particulars have been carefully prepared by Murray Little & Knox, 27 Bank Street, Annan, DG12 6AU. Tel. 01461 202866/7. Fax. 01461 205995. E-mail. mlandk@mlandk.co.uk. Web. www.mlandk.co.uk. Although believed to be correct they are not guaranteed and therefore any prospective purchasers should satisfy themselves to the basic facts before submitting an Offer.

These particulars can be viewed in Adobe PDF format. Click on the button below to view. Right-click and "save target as" to download

Adobe

27 Bank Street, Annan, DG12 6AU
Tel. 01461 202866/7 - Fax. 01461 205995
email:- mlandk@mlandk.co.uk
Members of the Solicitors Property Centre

[Email us](#)

[Back to Properties](#)