

M&J Ballantyne – Kelso Former High School Development



KELSO FORMER HIGH SCHOOL

Type A1 – 3 Bed Semi-Detached House

Plots 3 & 4 | Semi-Detached | 3 Bedrooms





Property Overview

An excellent opportunity has arisen to purchase a semi-detached house a stone's throw away from the Town Centre. A secure place with landscaped areas located in the grounds of the former Kelso High School.

The master bedroom has an en-suite. Bathroom with shower above bath. Fully fitted kitchen, living room and downstairs toilet. At additional cost a shower can be fitted to the ground floor toilet.

Solar panels. Air source heating. Low energy lighting. Choice of kitchen units and bathroom wet wall panels.

Key Features

 Solar Panels Renewable energy generation	 Air Source Heating Efficient low-carbon heating
 Low Energy Lighting Throughout the property	 Choice of Finishes Kitchen units & bathroom wet wall panels

External Specification

- Turfed gardens with patio area
- Exterior maintenance free with UPVC windows, fascia and soffit
- Fully enclosed rear garden with timber fence
- Block paved driveways to the front of the property

Room Dimensions

Ground Floor

Living Room	3.45 × 4.80m
Kitchen	3.45 × 4.10m
W.C.	2.10 × 2.10m

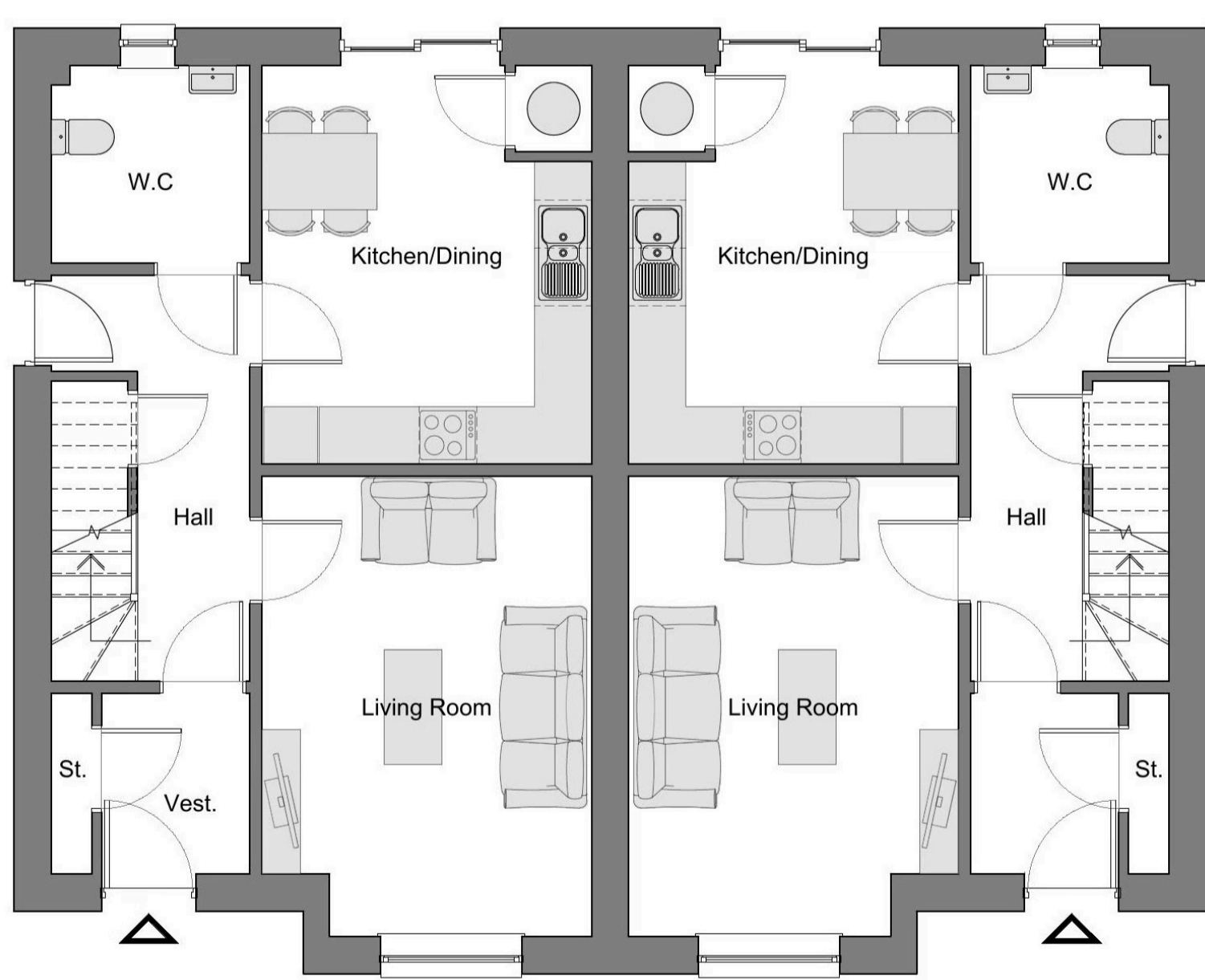
First Floor

Bedroom 1	2.75 × 3.50m
Bedroom 2	2.75 × 3.40m
Bedroom 3	2.80 × 2.80m
En-Suite	2.75 × 1.30m
Bathroom	2.10 × 2.10m

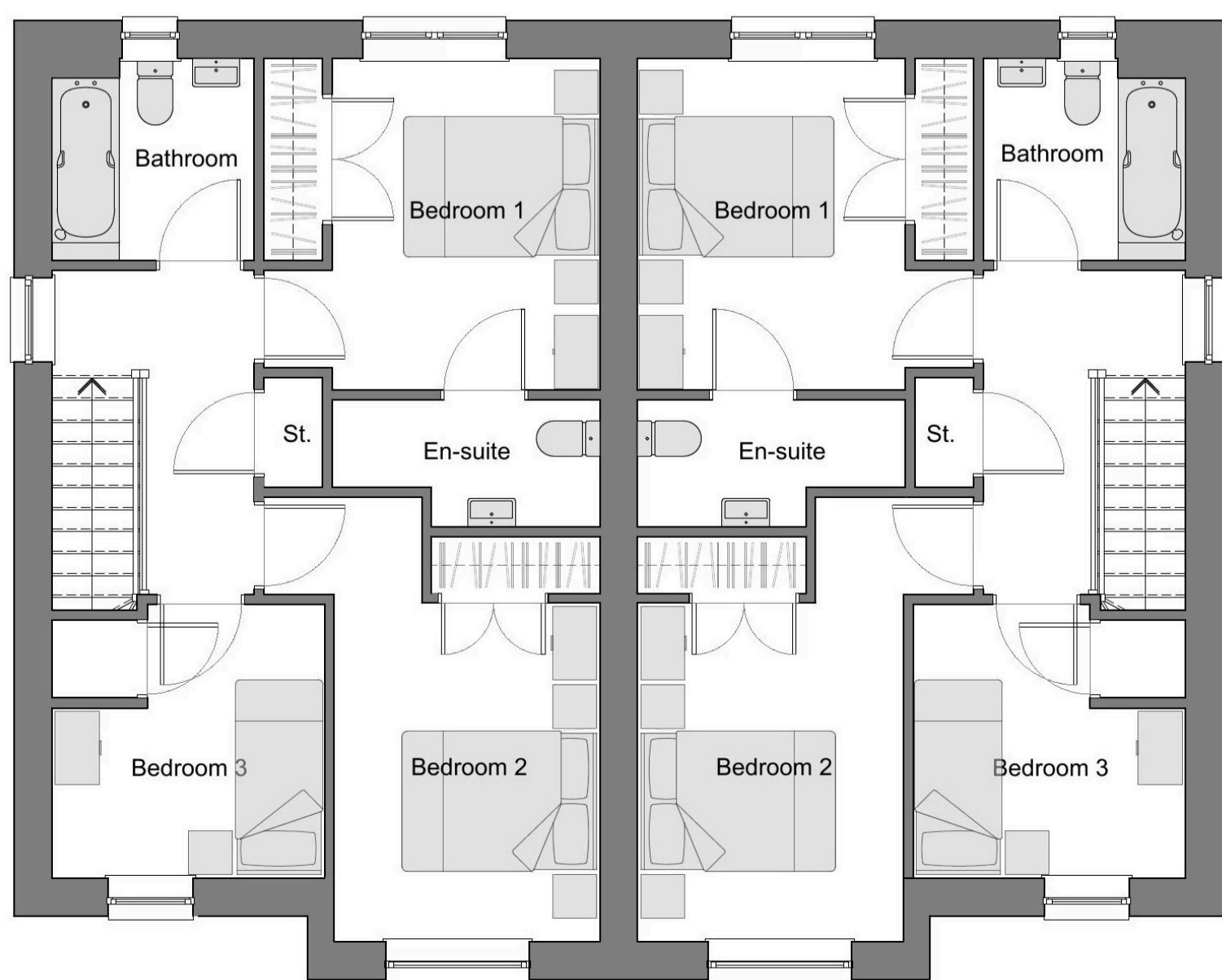
Elevation & Floorplans



Ground Floor



First Floor



i Floorplans show both sides of the semi-detached building.

All dimensions are approximate. Floorplans are for illustrative purposes only and may be subject to change. M&J Ballantyne – Kelso Former High School Development.