



AB Properties



1 Horners Place  
, Leadhills, ML12 6YQ

Offers over £149,995







No. 1 Horners Place is a picturesque end terraced cottage nestled into the hillside of the idyllic village of Leadhills.

With breathtaking views over the Lowther hills, this charming property is set over two levels with the ground floor comprising of: a welcoming entrance vestibule, a bright and spacious lounge with feature fireplace and open staircase, a well-appointed kitchen with separate utility room, and an attractive conservatory with panoramic views of the surrounding countryside. Upstairs offers two double bedrooms, a shower room, and convenient wc accessed from the master bedroom.

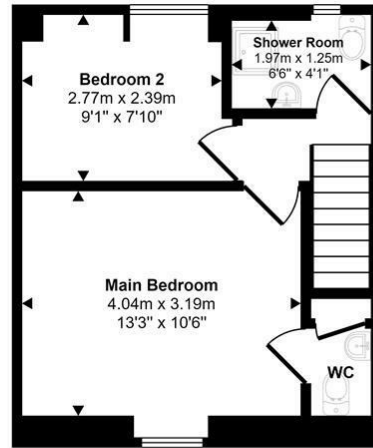
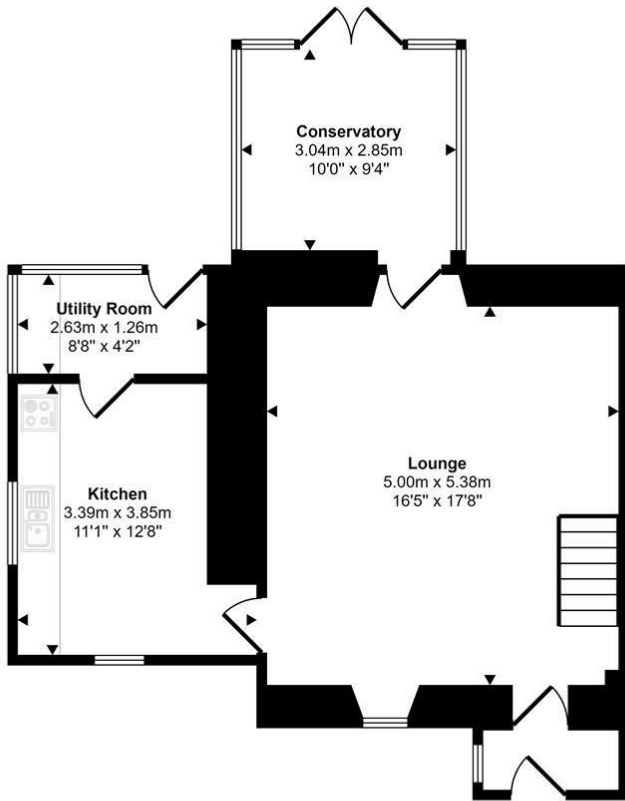
Further benefits are oil fired central heating, ample storage and double glazing.

Externally there are good sized gardens to the rear of the property and an enclosed driveway providing off road parking.

Leadhills is a village in South Lanarkshire. It is Scotland's second highest village and can be accessed via the B797, which connects it to the A76 near Sanquhar and the A74(M) motorway at Abington, allowing for an easy commute north towards Glasgow or south in the direction of Carlisle. This property would suit a variety of buyers including those looking for a peaceful holiday home and is perfectly located for everything the village has to offer from fishing to cycling and hillwalking to birdwatching.



Approx Gross Internal Area  
91 sq m / 984 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

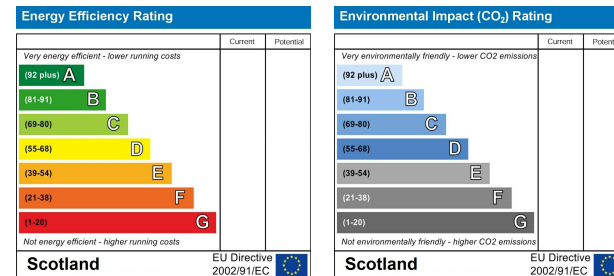
## Viewing

Please contact our AB Properties Office on 01555 660077 if you wish to arrange a viewing appointment for this property or require further information.

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## Energy Efficiency Graph



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