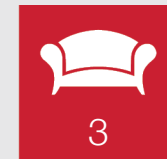




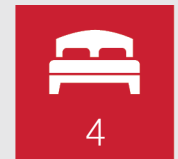
Thorntons 
The right way to move

13 Burnbank Crescent

Straiton, Midlothian, EH20 9QE



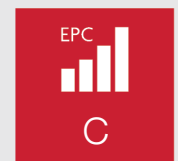
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4



2



C



Summary

Representing an ideal home that sure to appeal to a wide demographic, this four-bedroom, two-bathroom detached house has spacious living areas and is accompanied by delightful front and rear gardens and a private driveway. The house forms part of an established modern development in Straiton and it lies close to local amenities such as excellent shopping and eateries at Straiton Retail Park, primary and secondary schooling, transport links connecting across the county and into the city, and green space.

Extras: All fitted floor coverings, window coverings, light fittings, and integrated kitchen appliances will be included in the sale. Factor: Charles White, at approx. £85 per quarter.

Features

- Detached house in Straiton
- Entrance hall with WC and storage
- Open-plan living room and dining room
- Well-appointed breakfasting kitchen
- Versatile conservatory with garden access
- Four bedrooms (three with built-in/fitted wardrobes/storage)
- One en-suite shower room
- Bathroom with shower-over-bath
- Well-kept front garden
- Low-maintenance rear garden
- Private driveway
- Gas central heating and double glazing



"This four-bedroom, two-bathroom detached house is ideally proportioned for a wealth of buyers."





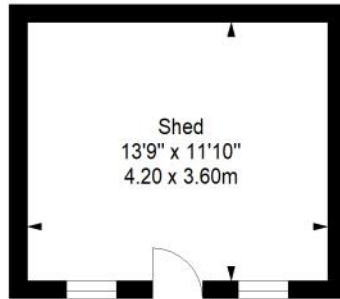


"The appealing home is accompanied by lovely gardens, a private driveway, and lies close to nearby amenities."

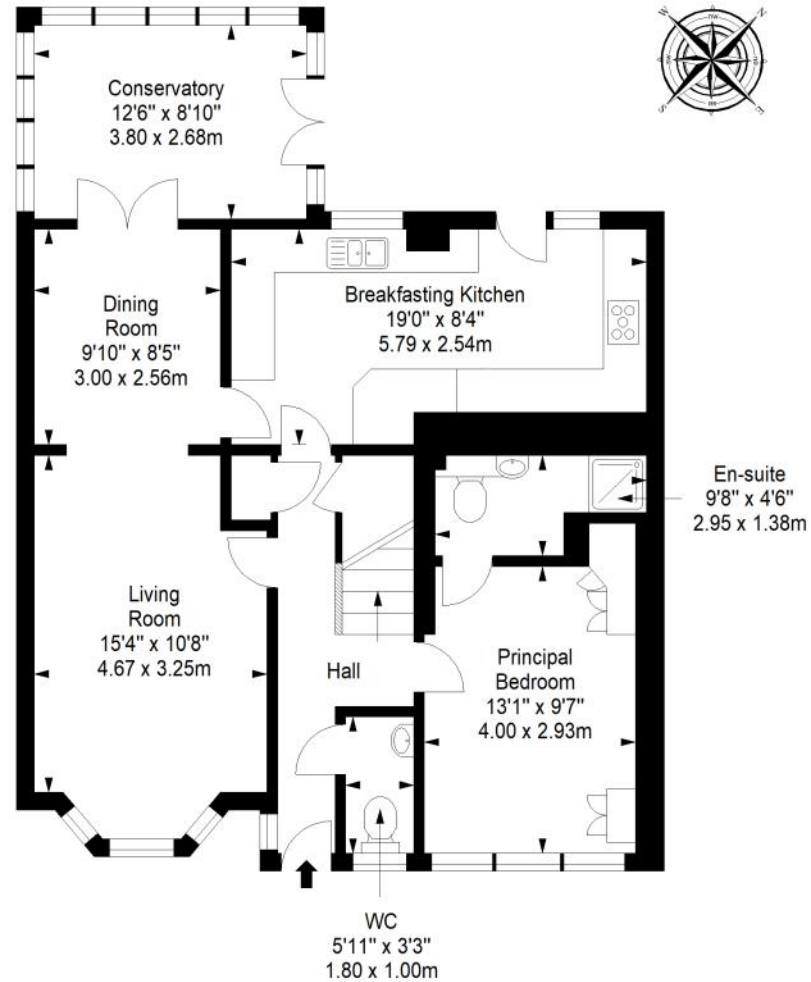


Floorplan

Shed
Approx. 15.1 sq. metres (162.5 sq. feet)



Ground Floor
Approx. 82.7 sq. metres (890.2 sq. feet)



Total area: approx. 125.3 sq. metres (1348.8 sq. feet)

First Floor
Approx. 42.6 sq. metres (458.6 sq. feet)





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