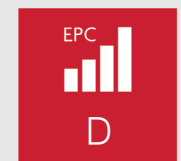
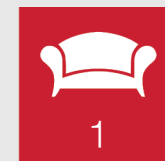




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## 44 Craigour Avenue

Little France, Edinburgh,  
EH17 7NJ





## Summary

This two-bedroom detached pre-fab bungalow occupies a generous plot with low-maintenance gardens, a private driveway, and a carport. Now in need of some updating, the accommodation comprises two double bedrooms, a shower room, and a reception room with access to a kitchen handily leading out to the carport. There is also useful storage inside and out. The property's quiet residential setting benefits from bus links into the city centre and convenient proximity to the bypass for swift travel further afield.

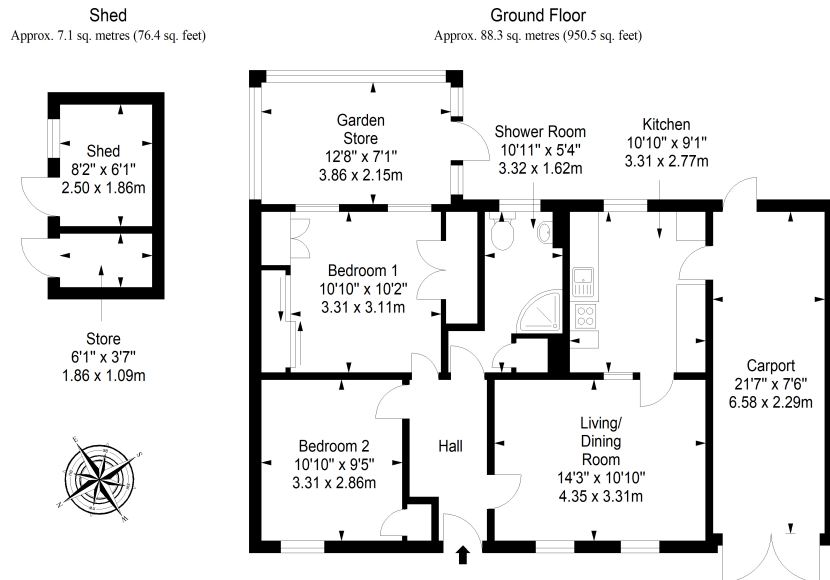
Extras: The property is sold as seen.

## Features

- Detached pre-fab bungalow
- Upgrading opportunities
- Entrance hall
- Bright living/dining room with access to:
- Kitchen with carport access
- Two double bedrooms
- Bright shower room
- Good internal and external storage
- Generous easy-upkeep gardens
- Private driveway and attached carport
- Gas central heating and double-glazing



# Floorplan



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While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.

Thorntons is a trading name of Thorntons Law LLP Regulated by The Law Society of Scotland



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