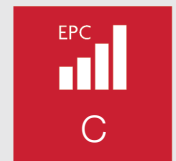
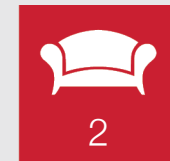




3 Brixwold Neuk

Bonnyrigg, Midlothian,
EH19 3FB





Summary

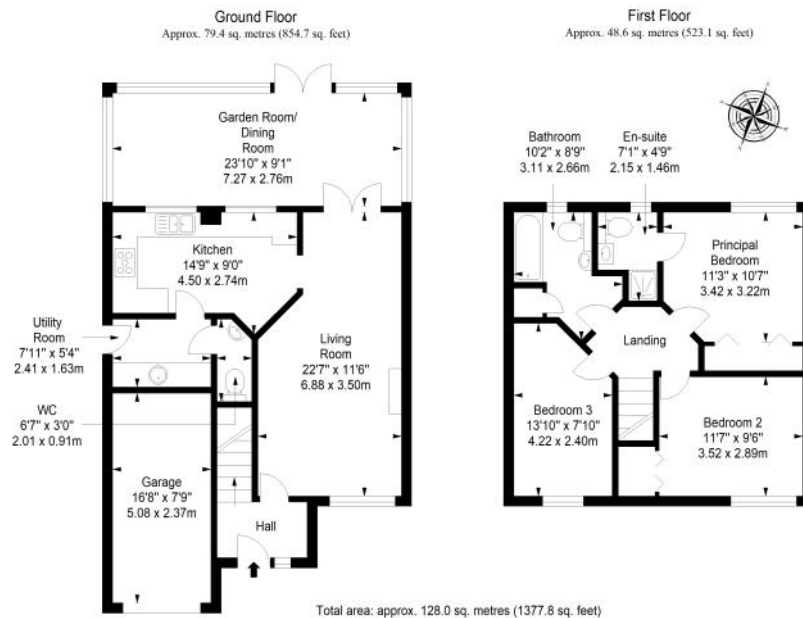
Beautifully presented with modern fixtures and fittings and neutral décor throughout, this generous detached house in Bonnyrigg offers two reception rooms, a spacious kitchen, three double bedrooms, a floored and lit loft with Ramsay ladder, and two bathrooms (plus a separate WC), and is accompanied by well-maintained gardens, an attached single garage, and a driveway. The house tucked in a quiet corner of an established modern development in Bonnyrigg, close to amenities such as shops, schools, and transport links. Extras: All fitted floor coverings, window coverings, light fittings, and integrated kitchen appliances will be included in the sale. Please note, a factoring fee is payable to James Gibb of approximately of £240 per annum, invoiced quarterly. This figure does not include buildings insurance.

Features

- Generous detached house in Bonnyrigg
- Well-presented, modern interiors
- Welcoming hallway
- Generous living room with living fireplace
- Versatile garden room/dining room
- Beautifully appointed, modern kitchen with utility room and WC
- Three double bedrooms (two with built-in wardrobes)
- Spacious floored and lit loft with Ramsay ladder
- One en-suite shower room
- Attractive family bathroom
- Well-maintained, south-facing rear garden
- Attached single garage and large driveway
- 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.

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