



28 Juniper Avenue, Ormiston, Tranent, East Lothian, EH35 5AD

Light, Stylish & Immaculately Presented, Three-Bedroom, Semi-Detached Home with Gardens

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Property Description

Light, stylish and immaculately presented, this attractive three-bedroom semi-detached home boasts private gardens. Set within a peaceful setting beside a large shared green within a modern development in the rural village of Ormiston, East Lothian, making it an ideal home for families and professionals alike.

Comprises an entrance hallway, living room, dining/kitchen, three flexible bedrooms, an en-suite, a family bathroom and a ground-floor WC.

Ready-to-move-in, with light neutral decor throughout, a modern fitted kitchen, stylish bathrooms, and contemporary flooring. In addition, there is gas central heating, solar panels, double glazing, and ample storage, including a loft.

Externally, a landscaped rear garden features a lawn, patios and a store shed, whilst to the front, there is shrubbery with a driveway to the side.

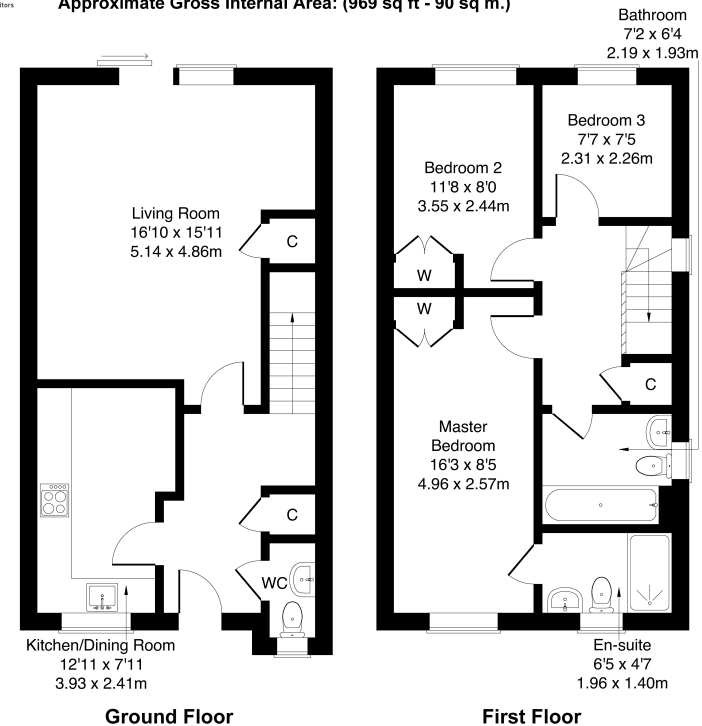
The ground floor opens with a welcoming entrance hall providing access to all areas, including a handy WC and useful storage cupboard. To the rear, the spacious living room is beautifully finished with contemporary decor and wood-effect flooring, and benefits from a wall-mounted TV point, built-in storage, and French doors leading directly out to the garden—perfect for relaxing or entertaining. Positioned to the front, the modern kitchen features sleek units, wood-effect worktops with matching splashbacks, a sink with drainer, an integrated oven, a gas hob and a fridge/freezer, along with space for additional appliances and a breakfasting area.

Upstairs, the generous master bedroom offers a calm retreat with light decor, carpeted flooring, a built-in wardrobe, a TV point, and a stylish en-suite shower room. The second bedroom is another well-proportioned double, also complete with built-in storage, while the third bedroom provides a versatile space ideal as a home office, nursery or study. A contemporary family bathroom completes the accommodation, fitted with a modern suite including a rainfall shower over the bath, marble-effect splash panels, and a ladder-style radiator.



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Approximate Gross Internal Area: (969 sq ft - 90 sq m.)



Legal Disclaimer : Floor-plan and measurements are for illustrative guidance only, and not intended to form part of any contract.

Area Description





Ormiston is a charming historic village set in the scenic countryside of East Lothian. Favoured by families and commuters alike, it features a blend of contemporary homes alongside beautiful traditional stone cottages. The village hub includes local shops, a cosy café, a welcoming pub, and a convenient Co-Op supermarket. Residents also benefit from a lively Community Centre, a modern healthcare practice, and a well-regarded primary school. Just a short distance away, Tranent provides a broader range of high-street stores

as well as ASDA and ALDI supermarkets. Ormiston boasts a popular children's playground and easy access to numerous walking and cycling routes, including the old Pencaitland Railway trail. The wider East Lothian area is known for its stunning beaches and excellent golf courses. For commuters heading to Edinburgh, there is direct road access via the A68 to the city bypass, frequent train services from nearby Wallyford or Longniddry stations, and a regular East Coast bus connection.





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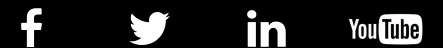
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