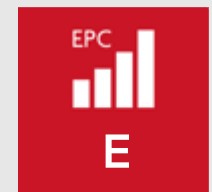
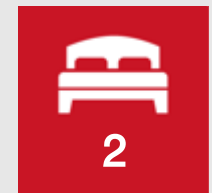




Thorntons 
The right way to move

24 Burghlee Terrace, Loanhead,
Midlothian EH20 9BW





Summary

Appealing semi-detached home offers excellent potential and is ideal for first-time buyers or those seeking a renovation project. The ground floor comprises an open-plan sitting and dining room, a separate kitchen, and upstairs are two well-proportioned double bedrooms, a box room ideal as a study, nursery, or dressing room, and a family bathroom. Located in the popular Midlothian town of Loanhead, the property is just minutes from local shops, cafés and supermarkets. Excellent transport links include regular bus services to Edinburgh city centre and surrounding areas, and the Edinburgh City Bypass (A720) is just a short drive away, providing access to the wider motorway network.

Features

- Semi-detached home
- In need of modernisation
- Ideal renovation opportunity
- Spacious open-plan living/dining area
- Separate kitchen with potential to upgrade
- Two generous double bedrooms
- Additional box room
- Family bathroom
- Gardens to front and rear
- Approx 74 sq.m (798 sq.ft) internal floor space

Room Measurements

Living / Dining Room: 22'9" x 11'6" (6.93m x 3.50m)

Kitchen: 8'10" x 8'6" (2.69m x 2.59m)

Bedroom 1: 11'6" x 9'11" (3.51m x 3.01m)

Bedroom 2: 11'6" x 9'8" (3.51m x 2.95m)

Box Room / Study / Nursery: 6'9" x 6'2" (2.07m x 1.89m)

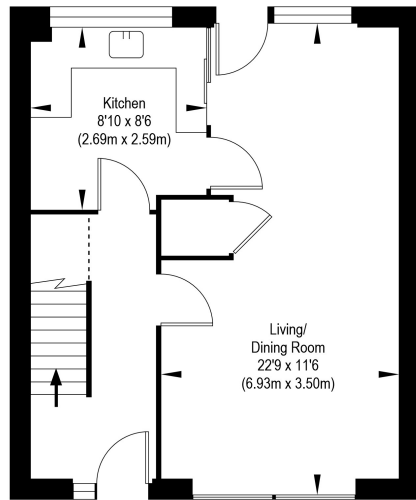
Bathroom: 6'11" x 6'2" (2.10m x 1.89m)



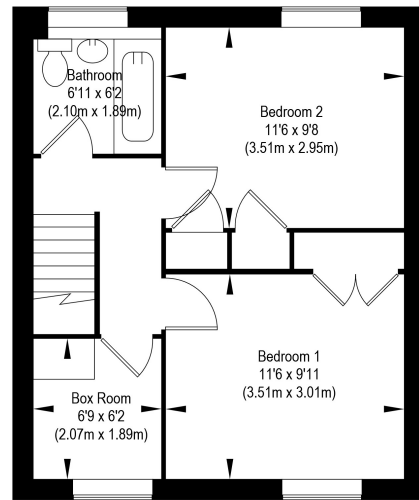
Floorplan



Approx. Gross Internal Floor Area 74 Sq M / 798 Sq Ft.



Ground Floor



1st Floor

Area excludes garages, outbuildings, attics and eaves if applicable.
All measurements are approximate. Not to scale. For identification only.
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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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