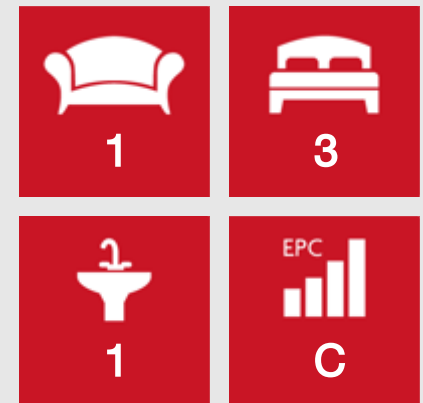




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15 South Quarry Brae,
Gorebridge, Midlothian EH23
4GN





Summary

This well-proportioned three-bedroom semi-detached house is situated in a popular and well-established modern development on the edge of Gorebridge. Arranged over two floors, the property offers balanced family living with a spacious living/dining room, modern kitchen, convenient downstairs WC, three bedrooms, and a family bathroom. The home is ideal for growing families or professionals seeking strong transport links, being very close to Gorebridge train station for swift access to Edinburgh and beyond.

Features

- Semi-detached modern house
- Spacious living/dining room with rear garden access
- Modern kitchen
- Three bedrooms – Two doubles and one single/study
- One full bathroom plus a downstairs WC
- Lovely private garden
- Driveway for 2 cars and 1 allocated parking space
- Walking distance to Gorebridge train station

Room Measurements

Living/Dining Room: 15'4" x 13'8" (4.67m x 4.15m)

Kitchen: 9'1" x 8'2" (2.76m x 2.50m)

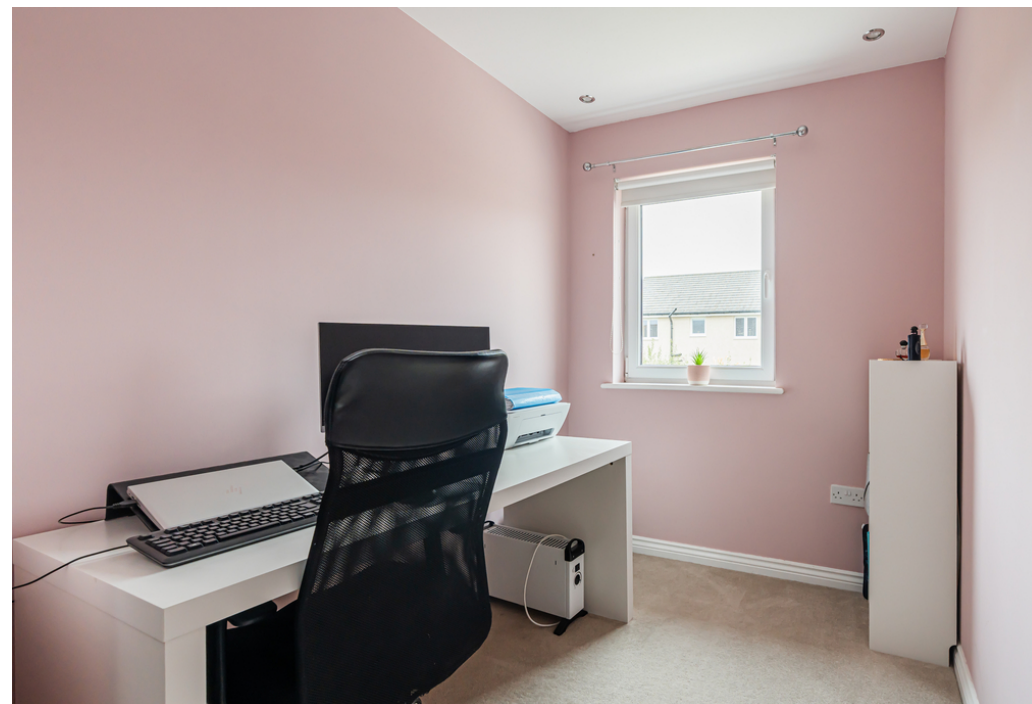
Bedroom 1: 15'3" x 9'0" (4.66m x 2.75m)

Bedroom 2: 10'10" x 8'10" (3.31m x 2.69m)

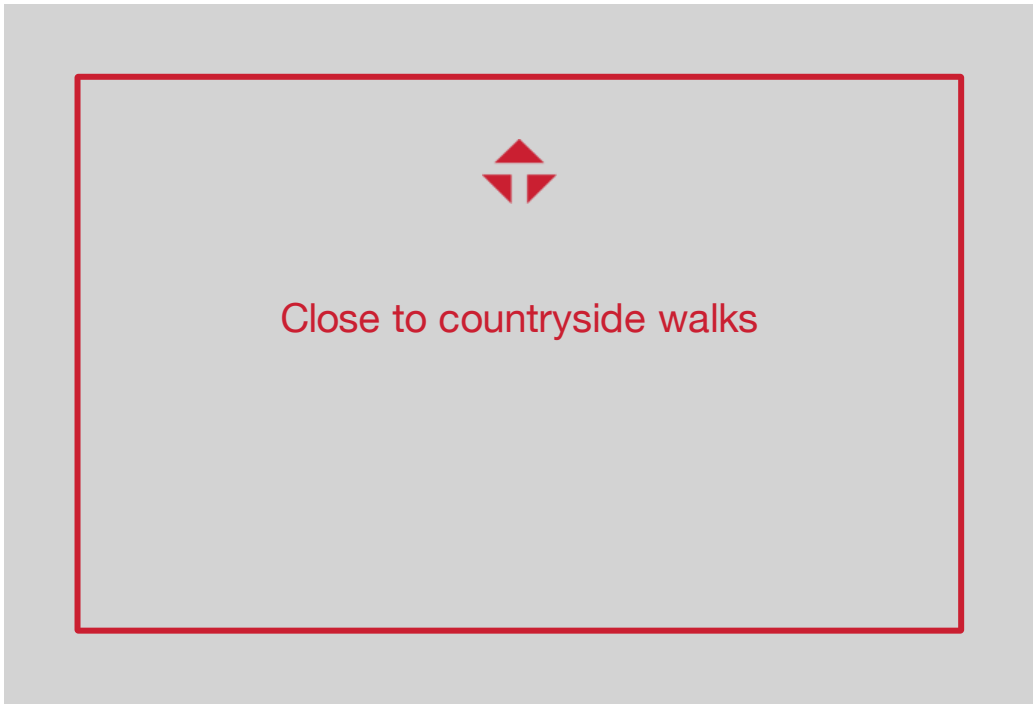
Bedroom 3: 10'11" x 6'3" (3.33m x 1.90m)



Located in a well-established, popular
modern development, on the edge of
Gorebridge





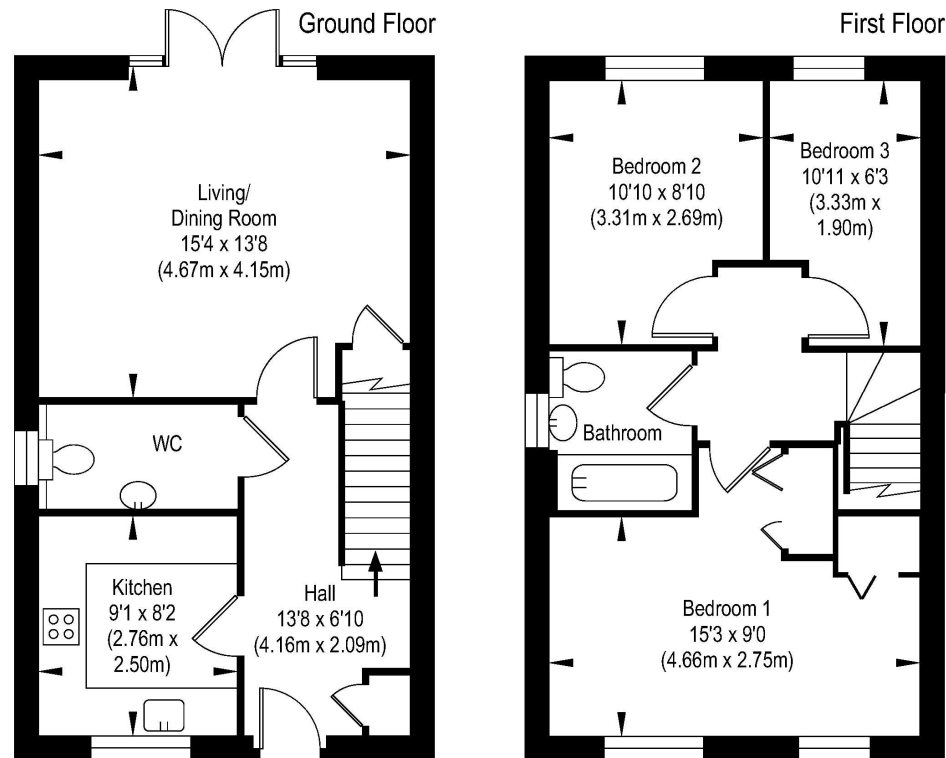




Floorplan



Approx. Gross Internal Floor Area 77.29 Sq M / 832 Sq Ft.



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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