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13 Stewart Crescent, Currie, City of Edinburgh, EH14 5SE

Tastefully Presented, Three-Bedroom, Mid-Terrace Home

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Property Description

Tastefully presented, three-bedroom, south-facing mid-terrace home, with a garden, a driveway and an allocated garage. Located in a quiet cul-de-sac, in the desirable and sought-after Currie area, southwest of Edinburgh centre.

Comprises an entrance porch, hall, living/dining room, kitchen, three flexible bedrooms, and a family bathroom.

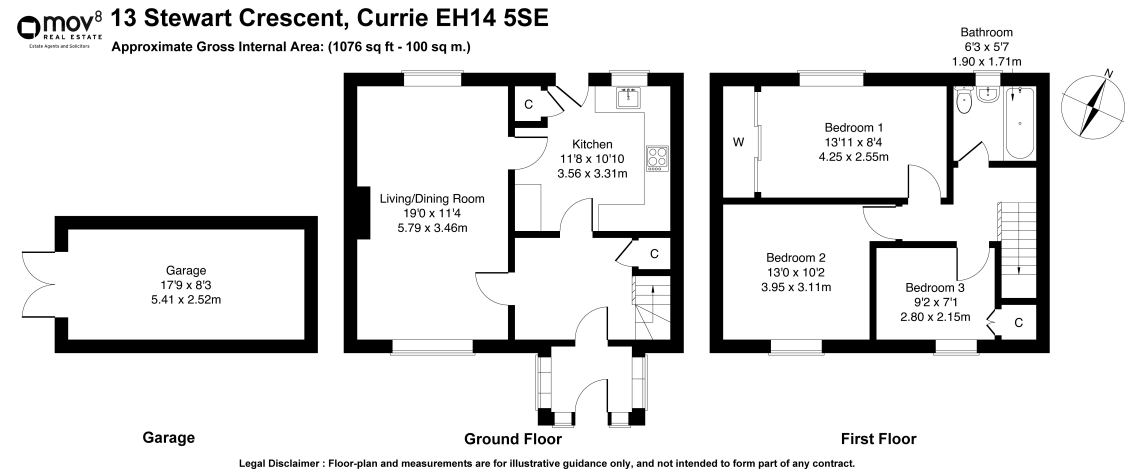
Highlights include a fitted kitchen with appliances, a modern bathroom and contemporary flooring.

In addition, there is gas central heating, double glazing and good storage, including a loft.

Externally, the property boasts a paved driveway to the front, whilst a generous rear includes a paved patio, lawn, and a storage shed.

The property opens with a welcoming entrance porch leading into a bright ground-floor hallway, offering access to all areas, a useful storage cupboard, and carpeted stairs to the upper floor. Enjoying a superb dual aspect that fills the space with natural light, the stylish living/dining room features wood-effect flooring, a contemporary feature wall and twin pendant lighting. Accessed from both the hall and the lounge, the generous kitchen is fitted with modern cabinetry, stone-effect worktops, tiled splashbacks and a 1.5 bowl sink with a drainer. Included appliances comprise a double oven, gas hob, washing machine, tumble dryer, fridge/freezer and dishwasher.

Upstairs, the spacious rear-facing principal bedroom offers ample room for furnishings, along with a built-in wardrobe and soft carpeting. Two further well-appointed carpeted bedrooms are positioned to the front, with bedroom three also benefiting from built-in storage. Completing the accommodation, the bathroom is fitted with a three-piece suite including a shower over the bath and tiled splash walls.



Area Description

Currie, Juniper Green, and nearby Balerno offer a charming village atmosphere with a wide range of local amenities. A short drive takes you to The Gyle Shopping Centre and Hermiston Gait, which provide an extensive selection of high-street retailers and supermarkets. The area is surrounded by scenic walks, including trails along the Water of Leith, the Pentland Hills, and the beautiful Malleny National Trust Gardens. Golf lovers can enjoy the prestigious Dalmahoy Golf and Country Club. Public transport is well served with Curriehill railway station offering regular services to the

city centre and beyond, as well as a bus stop within a 5-minute walk with regular bus services to Edinburgh city centre, Heriot-Watt University and the Gyle Shopping Centre. The area is home to well-regarded schools such as Currie Primary School and Currie High School. Nearby, Heriot-Watt University's main campus includes the Oriam Sports Complex, Scotland's national performance centre for sport.





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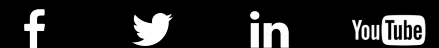
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