



18E BANK STREET

PENICUIK, MIDLOTHIAN, EH26 9BG

A modern top-floor flat in Penicuik offered in a move-in condition with well-presented, light-filled interiors and spacious accommodation, including: two double bedrooms with built-in wardrobes, a generous living room, a contemporary dining kitchen (with all white goods), and a three-piece bathroom. Ideal for small families, commuting professionals, and first-time buyers, it also benefits from private residents' parking and communal garden greens.



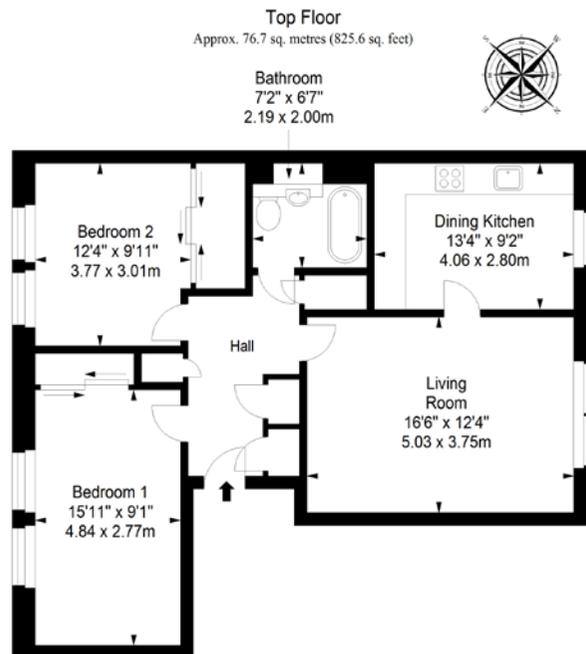
Stuart & Stuart

Solicitors & Estate Agents



THE PROPERTY

- Well-presented top-floor flat
- Part of a modern development
- Situated in popular Penicuik
- Close to amenities & transport links
- Offered in a move-in condition
- Attractive interior design
- Spacious, light-filled accommodation
- Inviting hall with 3 cupboards
- Generous & airy living room
- Contemporary dining kitchen
- 2 good-size double bedrooms
- Modern three-piece bathroom
- Communal garden greens
- Private residents' parking
- Electric heating & double glazing
- EPC Rating - C



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These particulars are believed to be accurate but are not guaranteed and do not form part of any contract. All measurements are taken in metres with laser meter and are approximate. Appliances mentioned in these particulars are believed to be in working order but have not been tested. Our client reserves the right to accept an offer without fixing a closing date, and if a closing date is fixed our client will not be obliged to accept the highest or indeed any offer. The seller reserves the right to reject any subjective offers. The date of entry may be material.

