



14 Edenhall Road
MUSSELBURGH | EH21 7JT


warners
solicitors & estate agents



14 Edenhall Road

MUSSELBURGH | EH21 7JT

Set on a quiet street in the heart of Musselburgh, close to excellent local amenities, quick transport links and vast open green spaces is this spacious semi-detached bungalow. The accommodation comprises welcoming entrance hallway with ample sized storage cupboards, bright twin windowed lounge with feature fireplace, contemporary kitchen with attractive units, large bedroom with built in wardrobes and the home is completed by a wet room. Externally the property boasts front and rear gardens laid to lawn with on street parking available.

- Semi-detached bungalow
- Front and rear gardens
- Quiet setting
- Close to excellent amenities
- Free on street parking
- Gas central heating
- Double glazing
- Bright lounge
- Contemporary kitchen
- Spacious Bedroom
- Wet room

Extras included: Fridge freezer, washing machine, cooker and blinds within each room.

EPC rating C.

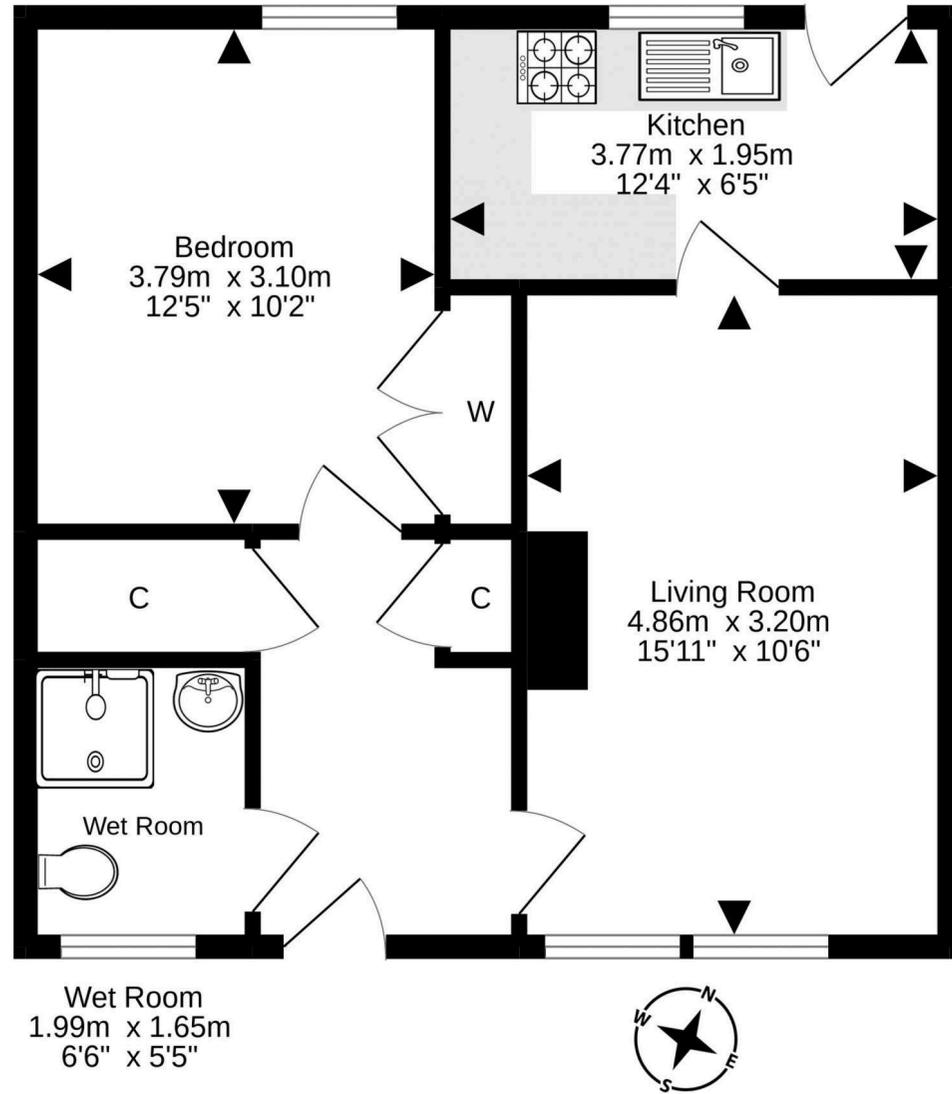


PRICE & VIEWING: Please refer to our website, www.warnersllp.com or call us on 0131 667 0232.



The popular East Lothian town of Musselburgh lies on the southern shores of the Firth of Forth, just to the east of Edinburgh. Musselburgh is close to pleasant open countryside, with excellent beaches nearby at Aberlady and Gullane. There are golf courses close to the racecourse and Monktonhall, in addition to a wide range of leisure activities. The local shopping facilities are amongst the best in the Lothian's, with three supermarkets, including a Tesco store. Further shopping is available nearby at Asda and The Fort Kinnaird leisure complex. An efficient public transport system is in operation within the town, including bus and rail links to Edinburgh and other areas, whilst the city bypass is within easy reach. Musselburgh also provides schools in both the state and private sector.





For details of the total internal floor area, please refer to the property's Home Report. This plan is for illustrative purposes only and should be used as such by a prospective purchaser.
Made with Metropix ©2022